

UNOFFICIAL COPY

RELEASE OF MORTGAGE AND ASSIGNMENT OF RENTS



2414523113

RELEASE DEED REQUESTED BY:

International Bank of Chicago
1860 N Mannheim Rd
Stone Park, IL 60165

Doc# 2414523113 Fee \$88.00

ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
BLANKET FEE:\$75.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

DATE: 5/24/2024 2:33 PM

PAGE: 1 OF 3

WHEN RECORDED MAIL TO:

International Bank of Chicago
1860 N Mannheim Rd
Stone Park, IL 60165

Loan number: 20749

Above Space for Recorder's Use Only

KNOW ALL MEN BY THESE PRESENTS, That International Bank of Chicago of the County of Cook and State of Illinois for and in consideration of the payment of the indebtedness secured by the **Mortgage and Assignment of Rents** hereinafter mentioned, and the cancellation of all the notes thereby secured, and the sum of one dollar, the receipt whereof is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY, AND QUIT CLAIM unto **STEWART L. CHAN**, legal representatives and assigns, all the right, title, interest, claim or demand whatsoever **Mortgage and Assignment of Rents**, may have acquired in, through or by a certain **Mortgage and Assignment of Rents**, bearing date the, **June 16, 2022** and recorded in the Recorder's Office of Cook County in the State of Illinois, in book ___ of records, on page ___, as document No. **0333033194 & 0333033195** to the premises therein described as follows, situated in the County of Cook, in State of Illinois, to wit:

See EXHIBIT "A", which is attached to this Mortgage and made a part of this Mortgage as if fully set forth herein.

Permanent Real Estate Index Number(s): 17-22-308-102; 17-22-308-103; 17-22-308-104-1121 a/k/a 17-22-308-026; 17-22-308-027; 17-22-308-028; 17-22-308-029.

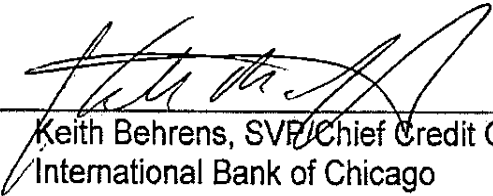
Property Address: 212 E. CULLERTON STREET UNIT #1st FLOOR COMMERCIAL SPACE AND COMMERCIAL PARKING SPACE NUMBER 5, CHICAGO, IL 60616

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This instrument was prepared by International Bank of Chicago, 1860 N. Mannheim, Stone Park IL 60165.

Witnessed, hands, and sealed, this 24th day of April, 2024


 _____ (SEAL)
 Keith Behrens, SVP/Chief Credit Officer
 International Bank of Chicago


 _____ (SEAL)
 Mandy Quach, Loan Officer
 International Bank of Chicago

STATE OF ILLINOIS
COUNTY OF COOK

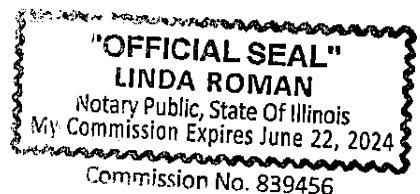
I, undersigned, a notary public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that **Keith Behrens**, personally known to me to be the SVP/Chief Credit Officer of International Bank of Chicago, an Illinois corporation, and **Mandy Quach**, personally known to me to be the, Loan Officer of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as a free and voluntary act of said corporation, for the uses and purposes therein set forth.

Given under my hand and official sealed on 24th day of April, 2024



 Notary Public

Commission expires June 22, 2024



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EXHIBIT "A"**PARCEL 1:**

THAT PART OF LOT 2 (EXCEPT THE WEST 34.00 FEET TAKEN FOR WIDENING OF INDIANA AVENUE), THE SOUTH ½ OF LOT 3 (EXCEPT THE WEST 34.0 FEET TAKEN FOR WIDENING OF INDIANA AVENUE AND THAT PART FOR ALLEY OFF EAST END), AND THE SOUTH 24.0 FEET OF THE NORTH ½ OF SAID LOT 3 (EXCEPT THE WEST 34.0 FEET TAKEN FOR INDIANA AVENUE AND EXCEPT THAT PART TAKEN FOR ALLEY OFF THE EAST END), LYING BELOW A HORIZONTAL PLACE OF +28.60 CITY OF CHICAGO DATUM, IN BLOCK 13 IN ASSESSOR'S DIVISION OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 36.52 FEET EAST AND 2.31 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 2; THENCE NORTH 00 DEGREES 04 MINUTES 30 SECONDS EAST, A DISTANCE OF 61.26 FEET; THENCE NORTH 89 DEGREES 55 MINUTES 37 SECONDS EAST, A DISTANCE OF 8.0 FEET; THENCE NORTH 00 DEGREES 05 MINUTES 03 SECONDS EAST, A DISTANCE OF 1.75 FEET; THENCE NORTH 89 DEGREES 55 MINUTES 37 SECONDS EAST, A DISTANCE OF 37.60 FEET; THENCE SOUTH 00 DEGREES 03 MINUTES 43 SECONDS WEST, A DISTANCE OF 22.74 FEET; THENCE SOUTH 49 DEGREES 34 MINUTES 45 SECONDS WEST, A DISTANCE OF 9.06 FEET; THENCE SOUTH 43 DEGREES 07 MINUTES 08 SECONDS EAST, A DISTANCE OF 4.39 FEET; THENCE SOUTH 51 DEGREES 15 MINUTES 36 SECONDS WEST, A DISTANCE OF 10.07 FEET; THENCE SOUTH 38 DEGREES 43 MINUTES 57 SECONDS EAST, A DISTANCE OF 5.93 FEET; THENCE SOUTH 47 DEGREES 53 MINUTES 54 SECONDS WEST, A DISTANCE OF 9.47 FEET; THENCE SOUTH 28 DEGREES 53 MINUTES 15 SECONDS EAST, A DISTANCE OF 7.06 FEET; THENCE SOUTH 00 DEGREES 05 MINUTES 03 SECONDS WEST, A DISTANCE OF 7.76 FEET; THENCE NORTH 89 DEGREES 48 MINUTES 50 SECONDS WEST, A DISTANCE OF 33.98 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

UNIT P-5 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 212 EAST CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0321744008, IN THE SOUTHWEST FRACTIONAL ¼ OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.