LOAN RELEASE No.....

RELEASE

87263200

Know all men by these presents, That the

NORTHWEST COMMERCE BANK

a corporation existing under the laws of the State of Illinois, for and in consideration of the payment of the indebtedness secured by the Mortgage Deed and Assignment of Rents hereinafter mentioned, and the cancellation of the obligation thereby secured, and the sum of one dollar, the receipt whereof is hereby acknowledged, does hereby REMISE, CONVEY, RELEASE and QUIT CLAIM unto Northwest Commerce Bank LT-83-001

of the County of Cook and State of Illinois, all right, title, interest, claim or demand whatsoever it may have acquired in, through or by a certain Mortgage Deed bearing date the 28th day of January A. D. 19 83 and recorded in the Recorder's Office of Cook County, in the State of Illinois, in book of records, on page as document No. 26513149 and Assignment of Rents bearing date the 6th day of January A. D. 19 83 , and recorded in the Recorder's Office of Cook County, in the State of Illinois in Book of records, on page as document No. 16513150 , to the premises therein described as follows, to wit:

See Legal Description attached hereto and made a part hereof by reference,

87263200

PIN#12-34-400-022 G40 M
Property Address: 2001 N. 17th Ave, Melrose Park, Il. 60164

COOK COUNTY RECORDER
87263200
MAY 12 '87 12:58:00

This document was prepared for Northwest Commerce Bank, 9575 W. Higgins Rd, Rosemont Il, 60018 by Ruth A. Zumpano

situated in the City of Melrose Park County of Cook and State of Illinois, together with all appurtenances and privileges thereunto belonging or appertaining.

In Testimony Whereof The said NORTHWEST COMMERCE BANK, ROSEMONT, Illinois has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Sr. Vice President, and attested by its CLO Cashier, this 8th day of May A.D. 19 87

NORTHWEST COMMERCE BANK
ROSEMONT, ILLINOIS 60018

By Thomas P. Burgin
Thomas P. Burgin Sr. Vice President

Attest: Valerie A. Godfrey
Valerie A. Godfrey C/L Officer Cashier

(Seal)

Form 9151 Typecraft Co.-Chicago

STATE OF ILLINOIS
COUNTY OF COOK } SS.

I, the undersigned,

a notary public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

Thomas P. Burgin

personally known to me to be the Sr.Vice President of the NORTHWEST COMMERCE BANK

Illinois and Valerie A. Godfrey personally known to me to be the C/L Officer Cashier 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 Sr.Vice President and C/L Officer Cashier, they signed and delivered the said instrument as Sr.Vice President and C/L Officer Cashier of said corporation, 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 the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 8th day of May A.D. 1987

OFFICIAL SEAL
GRACE G. AULT
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 8/1/90

Grace G. Ault
Notary Public

87263200

DEPT-01 RECORDING $15.25
T#0022 TRAN 0655 05/14/87 15:39:00
#9896 # B * -87-263200
COOK COUNTY RECORDER

MAIL TO

15.00 MAIL

Mail To: Gerr & Martelaer, Ltd
50 Turner ave.
Elk Grove, Ill. 60007

RELEASE DEED

NORTHWEST COMMERCE BANK
9797 W. Higgins
Rosemont, Illinois 60018

TO

File No.

(Seal)

87263200

Form 2937 Trustee's Quit-Claim

87263200

RIDER ATTACHED TO AND MADE A PART OF A CERTAIN TRUST DEED SECURING A NOTE IN THE AMOUNT OF $700,000 DATED January 28, 1983 PAYABLE TO NORTHWEST COMMERCE BANK.

14. The amount due hereunder may be accelerated or the interest rate increased at the option of the Trustee or Holder of the Note secured hereby if the legal or equitable title of any property or part thereof securing the Note becomes vested in a person other than the Trustee named herein, or in the event of assignment, sale, transfer, pledge or mortgage of the beneficial interest of the land trust executing this instrument in any manner, including but not limited to transfer by bill of sale or installment sale of Articles of Agreement. Notification to the Holder of the Note of the aforementioned changes and the subsequent acceptance of payments by the Holder of the Note, shall not constitute a waiver of the option of the Holder of the Note to accelerate repayment of the entire unpaid balance or to increase such rate unless the Holder of the Note expressly grants such waiver in writing.

15. The amount due hereunder may be accelerated at the option of the Holder of the Note secured hereby if there is filed by or against the Guarantors, a petition in bankruptcy or insolvency or for reorganization, or for the benefit of creditors unless within thirty (30) days after such occurence the proceeding is dismissed.

16. Without the Holder of the Note's written consent thereto, neither the First Party nor the Guarantors hereof may pledge as collateral security for any other loans obtained by either of them any of the collateral described therein, and any such pledge shall be a default under the Note.

NORTHWEST COMMERCE BANK TRUSTEE BY:

JOHN A. BENSON, EXEC. V.P.

17. The First Party hereby waives any and all rights of statutory redemption to the above-referenced premises upon a foreclosure of the Trust Deed.

18. The Guarantors of the Note secured hereby agree to furnish the Lender with annual financial statements within sixty (60) days of the end of each year and the failure to do so shall be a default under the Note.

19. At any time during the term hereof, the First Party may repay the loan in full or in part on any monthly installment due date without penalty.

20. The amount due hereunder may be accelerated at the option of the Trustee or Holder of the Note if the premises specifically described in this Trust Deed or any portion thereof is abandoned, vacated, or left unattended by the First Party or the Guarantors thereof.

21. To provide for payment of taxes, assessments and insurance premiums, the First Party shall deliver to the Trustee, at least thirty (30) days prior to its due date, a copy of any bill received for the payment of taxes, assessments and/or insurance and shall deliver to Trustee evidence of payment thereof within sixty (60) days of any such payment due date. The failure to do so shall be an event of default under the Note secured hereby.

NORTHWEST COMMERCE BANK TRUSTEE BY:

JOHN A. BENSON, EXEC. V.P.

PARCEL 1:
A PARCEL OF LAND BEING A PART OF LOT 4 IN BLOCK 2 OF FRANKLIN FARMS, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTH EAST 1/4 AND THE WEST 1/2 OF THE SOUTH WEST 1/4 OF THE NORTH EAST 1/4 AND THE NORTH WEST 1/4 OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE INDIAN BOUNDARY LINE EXCEPT THAT PART TAKEN FOR RAILROAD, DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT IN THE NORTH LINE OF THE SOUTH 300 FEET OF THE NORTH 468.66 FEET OF SAID LOT 4, A DISTANCE OF 13.21 FEET WEST OF THE NORTH AND SOUTH CENTER LINE OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SAID SECTION; THENCE EAST ALONG THE NORTH LINE OF THE SOUTH 300 FEET OF THE NORTH 468.66 FEET OF SAID LOT 4, A DISTANCE OF 3.21 FEET TO A POINT 10.00 FEET WEST OF THE NORTH AND SOUTH CENTER LINE OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SAID SECTION, THENCE NORTH ALONG A LINE 10.00 FEET WEST AND PARALLEL WITH SAID NORTH AND SOUTH CENTER LINE A DISTANCE OF 34.18 FEET TO A POINT OF TANGENCY THENCE SOUTHWESTERLY ALONG AN ARC OF A CIRCLE CONVEX TO THE SOUTH EAST AND HAVING A RADIUS OF 183.18 FEET A DISTANCE OF 34.37 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS ALSO:
PARCEL 2:
THE NORTH 234 FEET OF THE SOUTH 300 FEET OF THE NORTH 468.66 FEET OF THAT PART OF LOT 4 IN BLOCK 2 IN FRANKLIN FARMS, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTH EAST 1/4 AND THE WEST 1/2 OF THE SOUTH WEST 1/4 OF THE NORTH EAST 1/4 AND THE NORTH WEST 1/4 OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF INDIAN BOUNDARY LINE (EXCEPT THAT PART TAKEN FOR RAILROAD) LYING EAST OF THE EAST LINE OF 17TH AVENUE BEING A LINE 33 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID LOT 4 AND LYING WEST OF A LINE 10 FEET WEST OF AND PARALLEL WITH THE NORTH AND SOUTH CENTER LINES OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SAID SECTION 34 IN COOK COUNTY, ILLINOIS.

SUBJECT TO:
1) General taxes for year 1986 and subsequent years and all taxes, special assessments and special taxes levied after the date hereof; 2) all installments of special assessments heretofore levied falling due after March 20, 1986; 3) the rights of all persons claiming by, through or under Grantee; 4) easements of record and party-walls and party-wall agreements, if any; 5) building, building line and use or occupancy restrictions, conditions and covenants if record, and building and zoning laws and ordinances; 6) roads, highways, streets and alleys, if any.

P.I.N 12-34-400-022