

UNOFFICIAL COPY

KNOW ALL MEN BY THESE PRESENTS, That the EXCHANGE NATIONAL BANK OF CHICAGO

a corporation of the State of Illinois, for and in consideration of the payment of the indebtedness secured by the mortgage hereinafter mentioned, and the cancellation of all the notes thereby secured, and of the sum of one dollar, the receipt whereof is hereby acknowledged, does

\$17.00

hereby REMISE, RELEASE, CONVEY and QUIT CLAIM unto AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 25, 1982 AND KNOWN AS TRUST NO. 54820, 33 N. LaSalle Street, Chicago, Illinois heirs, legal representatives and assigns, all the right, title, interest, claim or demand whatsoever it may have acquired in, through or by a certain mortgage, bearing date the 15th day of October, 1982, and recorded in the Recorder's Office of Cook County, in the State of

Illinois, in book \_\_\_\_\_ of records, on page \_\_\_\_\_, as document No. 86483768 and mortgage modification agreement recorded as document No. 86489029 and assignment of rents recorded as document 86483769, to the premises therein described, situated in the County of Cook, State of Illinois, as follows, to wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

- PERMANENT INDEX NO. 17-04-440-023
- 17-04-440-024
- 17-04-440-025 (PORTION ONLY)
- 17-04-440-027
- 17-04-440-028 *the*

COMMONLY KNOWN AS: 05 in Delaware, Unit G Chicago

THIS IS A RELEASE OF ONLY THE ABOVE LEGALLY DESCRIBED REAL ESTATE AND IN ALL OTHER RESPECTS SAID MORTGAGE REMAINS IN FULL FORCE AND EFFECT.

together with all the appurtenances and privileges thereunto belonging or appertaining.

IN TESTIMONY WHEREOF, the said EXCHANGE NATIONAL BANK OF CHICAGO has caused these presents to be signed by its \_\_\_\_\_ President, and attested by its \_\_\_\_\_ Secretary, and its corporate seal to be hereto affixed, this 24th day of June, 1987

EXCHANGE NATIONAL BANK OF CHICAGO

By Shirley A. Jones VICE President

Attest: \_\_\_\_\_ Secretary

REGISTRAR OF DEEDS

FOR THE PROTECTION OF THE OWNER, THIS RELEASE SHALL BE FILED WITH THE RECORDER OF DEEDS IN WHOSE OFFICE THE MORTGAGE OR DEED OF TRUST WAS FILED.

This instrument was prepared by Steven D. Rakich, 4749 Lincoln Mall Dr., Suite 204 (Name) Matteson, Illinois (Address)

MAIL TO: Steven D. Rakich, 4749 Lincoln Mall Dr., Suite 204, Matteson, Illinois, 60443

BOX 574 HV

026687 0156114 HCSHEH

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RELEASE DEED

By Corporation

TO

ADDRESS OF PROPERTY:

MAIL TO:

GEORGE E. COLE  
LEGAL FORMS

Property of Cook County Clerk's Office

COOK COUNTY, ILLINOIS  
FILED FOR RECORD  
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in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Philip A. Jones  
 Vice President of the Exchange National  
 personally known to me to be the Bank of Chicago, a corporation, and Admin. Office, personally  
 known to me to be the Secretary 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 Vice President and Secretary, they  
 signed and delivered the said instrument as Vice President and Secretary 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 of said corporation, for the uses and purposes therein set forth.  
 GIVEN under my hand and notarial seal this 24th day of June 1987  
Norma Dennis  
11-3-89

STATE OF Illinois  
COUNTY OF Cook  
} SS

NORMA DENNIS

# UNOFFICIAL COPY

## EXHIBIT A DELAWARE PLACE CONDOMINIUMS LEGAL DESCRIPTION - DEEDS

Unit No. 105G in Delaware Place Condominiums as delineated on a survey of the following described real estate:

LOTS 1 THROUGH 6 INCLUSIVE, AND THAT PART OF LOT 7 IN THE SUBDIVISION OF BLOCK 6 IN BUSHNELL'S ADDITION TO CHICAGO LYING NORTH OF A LINE DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE WEST LINE OF LOT 7 AFORESAID, 231.33 FEET NORTHERLY OF THE SOUTH WEST CORNER OF LOT 16 IN THE SUBDIVISION OF BLOCK 6 AFORESAID; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST PERPENDICULARLY TO THE EAST LINE OF LOT 7 AFORESAID A DISTANCE OF 44.69 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 4.83 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 17.67 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 5.00 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 3.17 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 1.08 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 25.25 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 0.25 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 25.75 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 1.09 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 8.50 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 3.09 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 22.83 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 2.25 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 4.25 FEET TO A POINT IN THE EAST LINE OF LOT 7 AFORESAID; ALL IN THE SUBDIVISION OF BLOCK 6 IN BUSHNELL'S ADDITION TO CHICAGO IN THE SOUTH EAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID SUBDIVISION RECORDED APRIL 26, 1877 IN BOOK 13 OF MAPS, PAGE 3, IN COOK COUNTY, ILLINOIS;

which survey is attached as Exhibit "B" to the Declaration of Condominium recorded as document number 86347039 together with its undivided percentage interest in the common elements.

Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the above described property, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said declaration for the benefit of the remaining property described therein.

This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

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This instrument is executed by American National Bank and Trust Company

ASSIGNMENT OF RENTS  
American National Bank and Trust Company of Chicago

(SEAL) [Signature]  
(SEAL) [Signature]

(SEAL) \_\_\_\_\_  
(SEAL) \_\_\_\_\_

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals this 25th day of June, A.D., 1987.

It is further agreed that in the event of the exercise of this assignment, the undersigned will pay rent for the premises occupied by the undersigned at the prevailing rate per month for each room, and a failure on the part of the undersigned to promptly pay said rent on the first day of each and every month shall, in and of itself constitute a forcible entry and detainer and the bank may in its own name and without any notice or demand maintain an action of forcible entry and detainer and obtain possession of said premises. This assignment and power of attorney shall be binding upon and inure to the benefit of the heirs, executors, administrators, successors and assigns of the parties hereto and shall be construed as a covenant running with the land, and shall continue in full force and effect until all of the indebtedness or liability of the undersigned to the bank shall have been fully paid, at which time this assignment and power of attorney shall terminate.

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It is agreed that the bank will not exercise its rights under this assignment until after default in any payment secured by the mortgage or after a breach of any of the covenants.

It is agreed that the bank shall have the power to use and apply said avals, issues and profits toward the payment of any present or future indebtedness or liability of the undersigned to the bank, due or to become due, or that may hereafter be contracted, and also toward the payment of all expenses for the care and management of said premises including taxes, insurance, assessments, usual and customary commissions to a real estate broker for leasing said premises and collecting rents and the expense for such attorneys agents and servants as may reasonably be necessary.

The undersigned do hereby irrevocably appoint the bank the agent of the undersigned for the management of said property, and do hereby authorize the bank to let and re-let said premises or any part thereof, according to its own discretion, and to bring or defend any suits in connection with said premises in its own name or in the names of the undersigned as it may consider expedient, and to make such repairs to the premises as it may deem proper or advisable, and to do anything in and about said premises that the undersigned might do, hereby ratifying and confirming anything and everything that the bank may do.

NOW, THEREFORE, in order to further secure said indebtedness, and as a part of the consideration of said transaction, the undersigned hereby assign, transfer and set over unto the bank, its successors and assigns, all the rents now due or which may hereafter become due under or by virtue of any lease, either oral or written, or any letting of, or any agreement for the use or occupancy of any part of the premises herein described, which may have been heretofore or may be hereafter made or agreed to, or which may be made or agreed to by the bank under the power herein granted, it being the intention hereby to establish an absolute transfer and assignment of all such leases and agreements and all the avals hereunder unto the bank and especially those leases and agreements now existing upon the property hereinabove described.

and whereas, said bank is the holder of said mortgage and the note secured thereby:

KNOW ALL MEN BY THESE PRESENTS, that not personally but as Trustee, eta dtd 5/12/87, aka, of the County of Cook, and State of Illinois, in order to secure an indebtedness evidenced by an Installment Note have executed a mortgage of even date herewith mortgaging to the National Security Bank of Chicago, a national banking association (herein referred to as the "Bank"), the following described real estate: LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF:

Trust No. 102419-09

ASSIGNMENT OF RENTS

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The South Easterly half of Lot 11, in Block 43 in Ogden's Addition to Chicago in Section 8, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.  
ALSO  
The Northerly 1/2 of Lot 10 in Block 43 in Ogden's Addition to Chicago in the North East 1/4 of Section 8, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.  
Permanent Index Numbers: 17-08-205-003 and 17-08-205-004  
Property Address: 764-66 North Milwaukee Avenue, Chicago, Illinois 60622

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1987 JUL -7 - 10:42

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

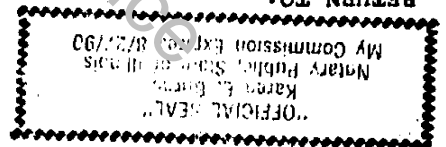
87370839

BOX 333 - CG B-2

This instrument was prepared by J.G. STREETER, whose address is, 1030 West Chicago Avenue, Chicago, Illinois 60622.

National Security Bank of Chicago  
1030 West Chicago Avenue  
Chicago, Illinois 60622

RETURN TO:  
Mail to



*Karen E. Gorman*  
NOTARY PUBLIC

A.D. 19

day of

GIVEN under my hand and Notarial Seal, this

JUN 25 1987

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY THAT the above named persons 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 acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

STATE OF ILLINOIS  
) SS  
) COUNTY OF COOK

sm/1006

which survey is attached as Exhibit "B" to the Declaration of Condominium recorded as document number 86347039 together with its undivided percentage interest in the common elements.

(Grantor also hereby grants to the grantee, his successors and assigns, as rights and easements appurtenant to the above described property, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and Grantor reserves to himself, his successors and assigns, the rights and easements set forth in said declaration for the benefit of the remaining property described therein.

This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

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EXHIBIT A  
 DELAWARE PLACE CONDOMINIUMS  
 LEGAL DESCRIPTION - DEEDS

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