

CMI
P.O. BOX 790002
ST. LOUIS, MO 63179-0002
CMI ACCOUNT # 310103361
PREPARED BY: S. CLARK

COOK COUNTY, ILLINOIS
WHEN RECORDED, RETURN TO:
93 JUL 27 AM 9:40

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RELEASE OF MORTGAGE BY CORPORATION:

KNOW ALL MEN BY THESE PRESENTS, THAT CITICORP MORTGAGE, INC., ATTORNEY IN FACT FOR CITIBANK, FSB, F/R/A CITICORP SAVINGS OF ILLINOIS, AS SUCCESSOR IN INTEREST TO FIRST FEDERAL SAVINGS AND LOAN OF CHICAGO, A CORPORATION EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF DELAWARE, HAVING ITS PRINCIPAL OFFICE AT 670 MASON RIDGE CENTER DRIVE, ST. LOUIS, MO 63141, AND IN CONSIDERATION OF THE PAYMENT OF THE INDEBTEDNESS SECURED BY THE MORTGAGE DEED HEREIN ATERMENTIONED, AND THE CANCELLATION OF THE OBLIGATION THEREBY SECURED, AND OF THE SUM OF ONE DOLLAR, THE RECEIPT WHEREOF IS HEREBY ACKNOWLEDGED, DOES HEREBY REMISE, CONVEY AND QUIT CLAIM UNTO LARRY G SCHROEDER A BACHELOR OF THE COUNTY OF COOK AND THE STATE OF ILLINOIS, ALL RIGHTS, TITLE, INTEREST, CLAIM OR DEMAND WHATSOEVER IT MAY HAVE ACQUIRED IN, THROUGH OR BY A CERTAIN MORTGAGE DEED BEARING THE DATE DECEMBER 28, 1976, AND RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, IN THE STATE OF ILLINOIS, IN BOOK N/A OF THE RECORDS, ON PAGE N/A, AS DOCUMENT NO. 23819291, AND THE ASSIGNMENT OF RENTS IN BOOK N/A OF RECORDS, ON PAGE N/A, AS DOCUMENT NO. N/A, TO THE PREMISE THEREIN DESCRIBED AS FOLLOWS, TO-WIT: SEE ATTACHED/OTHER SIDE

TAX IDENTIFICATION # 0201-00009 COMMONLY KNOWN AS:
1243 CANTERBURY TR
PALATINE IL 60074 1705

THIS RELEASE IS MADE, EXECUTED AND DELIVERED PURSUANT TO AUTHORITY GIVEN BY THE BOARD OF DIRECTORS OF SAID CORPORATION.

IN TESTIMONY WHEREOF, THE SAID CITICORP MORTGAGE, INC., ATTORNEY-IN-FACT FOR CITIBANK, FSB, F/R/A CITICORP SAVINGS OF ILLINOIS, AS SUCCESSOR IN INTEREST TO FIRST FEDERAL SAVINGS AND LOAN OF CHICAGO, HAS CAUSED ITS CORPORATE SEAL TO HERETO BE AFFIXED, AND HAS CAUSED ITS NAME TO BE SIGNED TO THESE PRESENTS BY ITS ASSISTANT VICE PRESIDENT ON JULY 8, 1993.

CITICORP MORTGAGE, INC., ATTORNEY IN FACT FOR CITIBANK, FSB, F/R/A CITICORP SAVINGS OF ILLINOIS, AS SUCCESSOR IN INTEREST TO FIRST FEDERAL SAVINGS AND LOAN OF CHICAGO.

BY: Debbie S Morrow
DEBBIE S MORROW
ASSISTANT VICE PRESIDENT



STATE OF MISSOURI)
COUNTY OF ST. LOUIS)

THE UNDERSIGNED, A NOTARY PUBLIC IN SAID COUNTY IN THE STATE AFORESAID DOES HEREBY CERTIFY THAT DEBBIE S. MORROW PERSONALLY KNOWN TO ME TO BE THE ASSISTANT VICE PRESIDENT OF CITICORP MORTGAGE, INC., ATTORNEY-IN-FACT FOR CITIBANK, FSB, F/R/A CITICORP SAVINGS OF ILLINOIS, AS SUCCESSOR IN INTEREST TO FIRST FEDERAL SAVINGS AND LOAN OF CHICAGO, WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, APPEARED BEFORE ME THIS DAY IN PERSON AND SEVERALLY ACKNOWLEDGED THAT AS SUCH ASSISTANT VICE PRESIDENT HAS SIGNED AND DELIVERED THE SAID INSTRUMENT OF WRITING AS ASSISTANT VICE PRESIDENT OF SAID CORPORATION, AND CAUSED THE SEAL OF SAID CORPORATION TO BE AFFIXED THERETO PURSUANT TO AUTHORITY GIVEN BY THE BOARD OF DIRECTORS OF SAID CORPORATION AS HIS/HER 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 ON JULY 8, 1993.

PATRICIA FARRAR
NOTARY PUBLIC—NOTARY SEAL
STATE OF MISSOURI
ST. LOUIS COUNTY
MY COMMISSION EXP. SEPT. 17, 1994

Patricia Farrar
NOTARY PUBLIC

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

Mail To: LARRY G. SCHROEDER
1243 CANTERBURY TRAIL
PALATINE, IL 60074

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UNOFFICIAL COPY

Unit No. 2-63 in THE GROVES OF HIDDEN CREEK CONDOMINIUM I as delineated on a survey of a part of the Southeast quarter of Section 1, Township 42 North, Range 10, East of the Third Principal Meridian in Cook County, Illinois, which survey is attached as Exhibit E to the Declaration of Condominium Ownership and of Easements, Restrictions and Covenants and By-Laws for The Groves of Hidden Creek Condominium I ("Declaration") made by LaSalle National Bank, as Trustee under Trust No. 44398, recorded in the Office of the Recorder of Deeds, Cook County, Illinois as Document No. 22827823; together with its undivided percentage interest in the Common Elements as set forth in said Declaration (excepting from said Parcel all the property and space comprising all the Units as defined and set forth in said Declaration and survey), as amended from time to time, which percentage shall automatically change in accordance with Declarations as same are filed of record pursuant to the Declaration, and together with additional Common Elements as such Amended Declarations are filed of record, in the percentages set forth in such Amended Declarations, which percentages shall automatically be deemed to be conveyed effective on the recording of each such Amended Declaration as though conveyed hereby.

The lien of this Mortgage on the Common Elements shall be automatically released as to percentages of the Common Elements set forth in Amended Declarations filed of record in accordance with the Declaration; and the lien of this Mortgage shall automatically attach to additional Common Elements as such Amended Declarations are filed of record, in the percentages set forth in such Amended Declarations, which percentages are hereby conveyed effective on the recording of such Amended Declarations as though conveyed hereby.

Mortgagor also hereby grants to Mortgagee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration, and in the Declaration of Easements, Restrictions and Covenants for The Groves of Hidden Creek Community Association ("Homeowner's Declaration") recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 22827822; as amended from time to time, and Mortgagor reserves to itself, its successors and assigns, the rights and easements set forth in the Declaration and the Homeowner's Declaration for the benefit of the remaining property described therein.

Mortgagor also grants to Mortgagee, its successors and assigns, an easement for access, ingress and egress over an area marked or identified as "66 ft Easement for ingress, egress, public utilities, including sewer, water and gas" on Exhibit E to the Declaration.

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

RIDER IS ATTACHED TO AND MADE PART OF THIS RELEASE DEED DATED DECEMBER 28, 1976.

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