

UNOFFICIAL COPY

PARTIAL RELEASE OF MORTGAGE OR TRUST BY CORPORATION (ILLINOIS)

CAUTION: Consult a lawyer before using or acting under the form. All warranties, including merchantability and fitness, are excluded.

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

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Above Space For Recorder's Use Only

KNOW ALL MEN BY THESE PRESENTS, That the COLONIAL BANK

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 said mortgage, and of the sum of one dollar, the receipt whereof is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY and QUIT CLAIM unto Colonial Bank, as Trustee under Trust Agreement (NAME AND ADDRESS) dated March 23, 1992 and known as Trust No. 2012

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* & Assignment of Rents bearing date the 8th day of May, 1992, and recorded in the Recorder's Office of Cook County, in the State of Illinois, in ~~BOOK~~ XXXXXXXXXXXXXXXXXXXXXXXXXXXX of records, on page XXXXXXXXXXXX, its document No. 92321374*, to the premises therein described, situated in the County of Cook, State of Illinois, as follows, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE APART HEREOF

*and Amendment dated 1/29/93 and recorded as Document No. 93103311

P.I.N.: 05-30-100-023

COMMONLY KNOWN AS: Unit 3010 Arbor Lane, Unit 301, Northfield, IL

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

IN TESTIMONY WHEREOF, the said COLONIAL BANK

has caused these presents to be signed by its SENIOR VICE President, and attested by its ASSISTANT

Secretary, and its corporate seal to be hereto affixed, this 19th day of July, 19 93.

COLONIAL BANK

By: [Signature]
SENIOR VICE President

Attest: [Signature]
ASST. Secretary

This instrument was prepared by mf A. MORALES/COLONIAL BANK, 5850 W. BELMONT, CHICAGO, IL (NAME AND ADDRESS)

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74.32.723
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RELEASE DEED
By Corporation

TO

ADDRESS OF PROPERTY:

MAIL TO: *Box 333*

*Richard S. Nelson
121 S. Liberty
Suite 3*

Wilson Dr. IL 60084

ILRC Form 91-002

93609800

STATE OF ILLINOIS }
 COUNTY OF COOK }
 SS. }
 I, _____, a notary public
 in and for said County, in the State aforesaid, DO HEREBY CERTIFY that
 _____ SENIOR VICE PRESIDENT of the COLONIAL BANK
 _____ MAUREEN L. PROCHENSKI, personally
 known to me to be the _____ ASST., 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 SENIOR VICE PRESIDENT and _____ ASST., Secretary, 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 the free and voluntary act of said corporation, for the uses and purposes therein set forth.
 _____ day of _____ 1993
 _____ NOTARY PUBLIC
 My Commission Expires 11/12/94
 SONIA VALE
 NOTARY PUBLIC, STATE OF ILLINOIS
 OFFICIAL SEAL

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

UNIT NUMBER 3010-301, IN MEADOWLAKE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 93168720, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, 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 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.

SUBJECT TO:

(a) current general real estate taxes, taxes for subsequent years and special taxes or assessments; (b) the Act; (c) the Declaration; (d) applicable zoning, planned development and building laws and ordinances and other ordinances of record; (e) encroachments onto the Property, if any; (f) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (g) covenants, conditions, agreements, building lines and restrictions of record; (h) easements recorded at any time prior to Closing, including any easements established by or implied from the Declaration or amendments thereto and any easements provided therefor; (i) right s to the public, the Village of Northfield and adjoining contiguous owners to use and have maintained any drainage ditches, feeders, laterals and water detention basins located in or serving the Property; (j) roads or highways, if any; (k) Purchaser's mortgage, if any; (l) liens, encroachments and other matters over which "Title Company" (herein defined) is willing to insure at Seller's expense; and, (m) liens or encumbrances of a definite or ascertainable amount which may be removed at the time of Closing by payment of money at which may be removed at the time of Closing by payment of money at the time of Closing.

WP\CONDOMIN\NF-LE-SU2

PIN# 05-30-100-023

commonly known as: Unit #3010 Arbor Lane, Unit 301, Northfield, IL 60093

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