

UNOFFICIAL COPY

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92637737

KNOW ALL MEN BY THESE PRESENTS, That the

Parkway Bank and Trust Company

a corporation of the State of Illinois, for and in consideration of the payment of the indebtedness secured by the Construction Mortgage/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 Parkway Bank and Trust Company u/t/n 10346, 4800 N. Harlem Avenue, Harwood Heights, IL. 60656

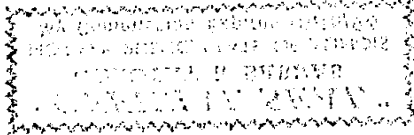
heirs, legal representatives and assigns, all the right, title, interest, claim or demand whatsoever it may have acquired through or by a certain Construction Mortgage/Assignment of Rents bearing date the 18th. day of September 1992 and recorded in the Recorder's Office of Cook County, in the State of Illinois 92745882 of records, on page as document No. 92745883

to the premises therein described, situated in the County of Cook, State of Illinois, as follows, to wit:

Unit # 306

SEE LEGAL DESCRIPTION ATTACHED.

DEPT-01 RECORDING \$29.50
T#2222 TRAN 4648 08/12/93 14:48:00
#374 #-93-637737
COOK COUNTY RECORDER



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

IN TESTIMONY WHEREOF, the said Parkway Bank and Trust Company

has caused these presents to be signed by its Vice President, and attested by its Loan Officer Secretary, and its corporate seal to be hereto affixed, this 30th day of July 1993

PARKWAY BANK AND TRUST COMPANY

By Lea M. Kovatsis - Vice President

Attest: Marianne L. Wagener - Loan Officer

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

THIS INSTRUMENT PREPARED BY

LEA M. KOVATSI (Name)
4800 NORTH HARLEM AVENUE
HARWOOD HEIGHTS, IL 60656

LEA KOVATSI

(Address)

4800 N. HARLEM
HARWOOD HTS. IL 60656

mailed

2950

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RELEASE DEED

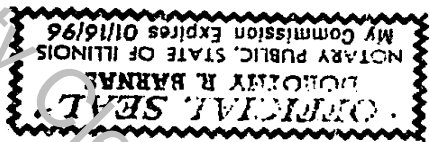
By Corporation

TO

ADDRESS OF PROPERTY

MAIL TO

Property of Cook County



GIVEN under my hand and seal this 20th day of July 19 93

free and voluntary act of said corporation, for the uses and purposes therein set forth... signed and delivered the said instrument as Vice President and Loan Officer... personally known to me to be the Loan Officer... personally known to me to be the Vice President of the Parkway Bank and Trust Company... in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Lea M. Kovatsis

the undersigned

STATE OF Illinois } COUNTY OF Cook } SS

LC243986

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6530 W. Irving  
737

## PARCEL 1:

UNIT NO. 306 IN MERRIMAC SQUARE CONDOMINIUM III AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 1 AND 4 IN PONTARELLI SUBDIVISION OF MERRIMAC SQUARE, A PART OF THE FRACTIONAL SOUTHEAST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO DECLARATION OF CONDOMINIUM MADE BY PARKWAY BANK AND TRUST COMPANY UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10346 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY AS DOCUMENT NUMBER 93337398 TOGETHER WITH ITS UNDIVIDED PERCENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY).

## PARCEL 2:

PERPETUAL, NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS OVER, ALONG AND UPON THE LAND, AS SET FORTH BELOW, AND FURTHER DELINEATED IN EXHIBIT "A" OF DOCUMENT NUMBER 92607113, FOR DRIVEWAYS, WALKWAYS, COMMON PARKING AND PARK AREAS AS CREATED BY DECLARATION OF COMMON EASEMENTS AND MAINTENANCE AGREEMENT DATED AUGUST 7, 1992 AND RECORDED AUGUST 14, 1992 AS DOCUMENT NUMBER 92607113 BY AND AMONG PARKWAY BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10345, PARKWAY BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 5, 1991 AND KNOWN AS TRUST NUMBER 10176 AND PARKWAY BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10346.

## PARCEL 3:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NO. P-15 AND STORAGE SPACE NO. S-16, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, RECORDED AS DOCUMENT NUMBER 93337398.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM; AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING LAND DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THIS DEED IS SUBJECT TO REAL ESTATE TAXES FOR THE YEAR 1992 AND SUBSEQUENT YEARS AND TO ALL EASEMENTS OF RECORD.

THIS DEED IS SUBJECT TO PLANNED DEVELOPMENT NO. 441 AS AMENDED AND APPROVED BY THE CITY OF CHICAGO AND THE SELLER, FOR ITSELF, ITS SUCCESSORS AND ASSIGNS RESERVES THE RIGHT TO FURTHER AMEND PLANNED DEVELOPMENT NO. 441, PROVIDED THAT NO SUCH AMENDMENT SHALL EFFECT THE OWNERSHIP OF THE UNIT CONVEYED OR THE PERCENTAGE INTEREST OF THE BUYER IN THE COMMON ELEMENTS OF THE CONDOMINIUM DEVELOPMENT.

PERMANENT INDEX NUMBER: 13-18-409-019-0000 & 13-18-409-022-0000

PROPERTY ADDRESS: 6530 W. IRVING PARK ROAD,  
CHICAGO, ILLINOIS 60634

93337398

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