

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.

UNOFFICIAL COPY 93043285

DEPT-01 RECORDINGS \$25.00
T#0000 TRAN 8557 01/19/93 13:09:00
#7799 # * 73-043285
COOK COUNTY RECORDER

Above Space For Recorder's Use Only

Acct #: 541225-1

KNOW ALL MEN BY THESE PRESENTS, That Citibank NA as trustee for Chase Mortgage Finance Co. Series 19 90 - F of the County of New York and State of New York 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, do hereby REMISE, RELEASE, CONVEY, and QUIT CLAIM unto Martin B. Friend and Ellen J. Friend

* heirs, legal representatives and assigns, all the right, title, interest, claim or demand whatsoever they may have acquired in, through or by a certain mortgage, bearing date the 28th day of January, 19 88, and recorded in the Recorder's Office of Cook County, in the State of Illinois, in Book N/A of records, on page N/A, as document No. 88046913, to the premises therein described as follows, situated in the County of Cook State of Illinois, to wit:

SEE ATTACHED

* Ellen Jane Friend Trust, dated December 10, 1980 Ellen Jane Friend, Trustee, including successor, trustees & amendments thereto

ASSIGNMENT OF MORTGAGE RECORDED ON 2/20/91 AS INSTRUMENT 91079053 IN COOK COUNTY, STATE OF ILLINOIS together with all the appurtenances and privileges thereunto belonging or appertaining.

Permanent Real Estate Index Number(s): 17-04-223-054-0000

Address(es) of premises: 55 West Goethe Chicago, IL 60612

Witness our hands and seals, this DEC 23 1992

Citibank NA as trustee for Chase Mortgage Finance Co., Series 19 90 - E

Kevin D. Plein Assistant Vice President
Douglas Badaszewski Trust Officer

STATE OF New York
COUNTY OF New York

I, the undersigned, a notary public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Kevin D. Plein Assistant Vice President and Douglas Badaszewski Trust Officer

Trust Officers, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they as such authorized corporate officers signed, sealed and delivered the said instrument as Citibank NA free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal this DEC 23 1992

P. J. [Signature]
Notary Public

PETE W. PARLISON
Notary Public, State of New York
No. 41, 1991-1997
Qualified in Cook County
Certificate Expires January 27, 1997

This instrument was signed by Mari L. Ormstead 1900 Corporate Blvd., Ste. 110 Boca Raton, FL 33431

93043285

25-E

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Property of Cook County Clerk's Office

88888888

DEC 5 2 1983

REC'D
CLERK OF COURT
COOK COUNTY

RELEASE DEED 93043285

TO

DEC 2 2 1983

ADDRESS OF PROPERTY:

MAIL TO:

CHASE MANHATTAN FINANCIAL SERVICES, INC.
 1900 Corporate Blvd., Ste. 110
 Boca Raton, FL 33431

115011

SUCCESSOR, TRUSTEES & AMENDMENTS THERETO ("Borrower"). This Security Instrument is given to Chase Manhattan Financial Services, Inc. d/b/a Chase Manhattan of Illinois which is organized and existing under the laws of the State of Illinois and whose address is 707 South Blvd., Northbrook, Illinois 60062 ("Lender").

UNOFFICIAL COPY

Borrower owes Lender the principal sum of THREE HUNDRED THOUSAND AND NO/100'S ***** Dollars (U.S. \$300,000.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on January 28, 2003. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender the following described property located in Cook County, Illinois:

PARCEL 1:

THAT PART OF LOT 18 (EXCEPT THE SOUTH 23 FEET THEREOF) BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 18, THENCE SOUTH ALONG THE EAST LINE OF SAID LOT 18, 182.67 FEET, THENCE WEST PARALLEL WITH THE NORTH LINE OF SAID LOT 18, 25.74 FEET, THENCE SOUTH PARALLEL WITH THE EAST LINE OF SAID LOT 18, 3.41 FEET; THENCE WEST PARALLEL WITH THE NORTH LINE OF SAID LOT 18, 19.06 FEET TO THE PLACE OF BEGINNING, THENCE CONTINUING WEST PARALLEL WITH THE NORTH LINE OF SAID LOT 18, 20.46 FEET, THENCE SOUTHWESTERLY ON A LINE WHICH FORMS AN ANGLE OF 45 DEGREES WITH THE PROLONGATION OF THE LAST DESCRIBED COURSE, MEASURED FROM WEST TO SOUTHWEST, A DISTANCE OF 4.0 FEET; THENCE SOUTH PARALLEL WITH THE EAST LINE OF SAID LOT 18, 58.70 FEET; THENCE EAST PARALLEL WITH THE NORTH LINE OF SAID LOT 18, 23.28 FEET; THENCE NORTH PARALLEL WITH THE EAST LINE OF SAID LOT 18, 61.53 FEET TO THE PLACE OF BEGINNING, ALL IN CHICAGO LAND CLEARANCE COMMISSION NUMBER 3, BEING A CONSOLIDATION OF LOTS AND PARTS OF LOTS AND VACATED ALLEYS IN BRONSON'S ADDITION TO CHICAGO AND CERTAIN RESUBDIVISIONS, ALL IN THE NORTH EAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS FOR THE BEEKMAN PLACE TOWNHOUSES RECORDED JULY 31, 1986 AS DOCUMENT 86327057 AND AS AMENDED BY DOCUMENT NUMBER 88031562 AND AS CREATED BY DEED FROM AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO AS TRUSTEE UNDER TRUST AGREEMENT DATED AUGUST 1, 1985 AND KNOWN AS TRUST NUMBER 65171 TO ELLIEN JANE FRIEND TRUST DTD 12/10/80 ELLIEN JANE FRIEND TRUSTEE RECORDED 2-1-88 AS DOCUMENT 88046912 ALL IN COOK COUNTY, ILLINOIS.

which has the address of 55 West Goethe, Unit #1239 Chicago Illinois 60610 ("Property Address"); P.I.N. 17-04-223-023-0000;

Together With all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water rights and stock and all fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

Borrower Covenants that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

This Security Instrument combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute uniform security instrument covering real property.

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