

PREPARED BY:
FIRST BANK MORTGAGE
135 NORTH MERAMEC
CLAYTON MO 63105

RETURN TO:

COOK COUNTY
RECORDER
JESSE WHITE
MARKHAM OFFICE

0001
RECORDIN # 25.00
POSTAGES # 0.50
96907137 #
SUBTOTAL 25.50
CHECK 25.50

2 PURC CTR
0013 REC 15:09

12/02/96

FULL RELEASE OF MORTGAGE

206681
WHEREAS, ACHILLES PHILIPPAS AND GALINI PHILIPPAS, HUSBAND AND WIFE

by a mortgage dated May 24, 1991, and recorded in the Recorder's Office, in and for the County of Cook and State of Illinois, in Document number 91276737 conveyed to the trustee therein named, certain real estate to secure the payment of certain note or notes in said mortgage described and set forth, and whereas, said mortgage and note or notes has of have been fully paid and satisfied.

NOW THEREFORE, the undersigned, present holder and legal owner of said mortgage and note or notes, does hereby REMISE, RELEASE AND QUIT-CLAIM unto the present owners of said property, All of the real estate in said mortgage described, situated in the County of Cook and State of Illinois to-wit:

SEE ATTACHED LEGAL



*Please Mail
Tax Bill to
Betty Kaganas*

*Betty Kaganas
8250 Red Oak dr.
Oakland
60462*

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Property of Cook County Clerk's Office

96907117

PARCEL 1: UNIT NUMBER 1202, IN THE MICHIGAN PLACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF CERTAIN LOTS IN BLOCK 13, IN CANAL TRUSTEES SUBDIVISION OF THE SOUTH FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, AND THAT PART OF LOT 2 IN THE SUBDIVISION OF LOT 13 IN THE SUBDIVISION BY THE COMMISSIONERS OF ILLINOIS AND MICHIGAN CANAL OF THE SOUTH FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE SOUTH LINE OF LOT 2, 69 FEET EAST FROM THE SOUTH WEST CORNER THEREOF; THENCE RUNNING EAST 60 FEET; THENCE RUNNING NORTH TO THE NORTH LINE OF SAID LOT 2; THENCE WEST 60 FEET; THENCE SOUTH TO THE POINT OF BEGINNING WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 88-5004874, AND FILED AS DOCUMENT NUMBER LR3232857, AND AMENDED BY AMENDED AND RESTATED DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 88-560032, AND AS AMENDED FROM TIME TO TIME, 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, IN 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, AND CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

17-03-211-022-1034

110 Delaware #1202, Chicago IL 60611

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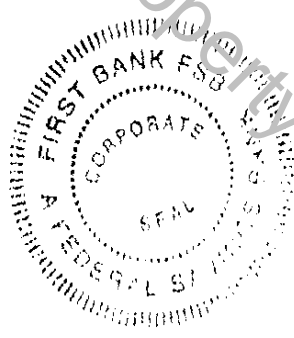
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TO HAVE AND TO HOLD the same, with all the appurtenances thereto belonging free, clear and discharged from the encumbrance of said mortgage.

IN WITNESS WHEREOF, the undersigned has executed these presents this 14th day of November 1996 .



FIRST BANK FSB d/b/a
First Bank Mortgage formerly
River Valley Savings Bank FSB

Judith A. Schmersahl
Judith A. Schmersahl
Vice President

STATE OF MISSOURI)
)
COUNTY OF ST. LOUIS)

ss

On this 14th day of November, 1996 .

before me appeared Judith A. Schmersahl to me personally known, who, being by me duly sworn, did say that she is the Vice President of First Bank FSB d/b/a First Bank Mortgage, formerly River Valley Savings Bank FSB, a Federal Savings Bank, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation, by authority of its Board of Directors; and said Judith A. Schmersahl acknowledged said instrument to be the free act and deed of said corporation.

[IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid, the day and year first above written.

(RV-IX-2)

Amy S. Walden
Notary Public

My Term Expires:

AMY S. WALDEN
Notary Public - Notary Seal
State of Missouri
St. Louis County
My Commission Expires: Aug. 30, 1999

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