

# UNOFFICIAL COPY

96973540

10/25/96, 11:31am

## PARTIAL RELEASE OF LIEN

DEPT-01 RECORDING \$25.50  
 T#0009 TRAN 6319 12/26/96 15:31:00  
 #5933 + SK \*-96-973540  
 COOK COUNTY RECORDER  
 DEPT-10 PENALTY \$22.00

THE STATE OF ILLINOIS § 96973540  
 COUNTY OF COOK § KNOW ALL MEN BY THESE PRESENTS:  
 §

WHEREAS, on the 24th day of January, 1996, SKW REAL ESTATE LIMITED PARTNERSHIP, a Delaware limited partnership ("**Grantor**"), did execute, acknowledge and deliver to GENERAL ELECTRIC CAPITAL CORPORATION ("**Beneficiary**"), a certain First Mortgage and Security Agreement ("**Mortgage**"), which was duly recorded as Document No. 96073529 of the Real Property Records of Cook County, Illinois, covering the following described real estate, lying and being situation in the County of Cook, State of Illinois, to-wit:

See Exhibit "A" attached hereto and made a part hereof for all purposes.

(the Real Estate, Fixtures, Rent, Leases, Insurance Proceeds, Awards and all of the rights of Grantor therein, as defined in the Deed of Trust, herein collectively called the "**Property**");

and Grantor did execute, acknowledge and deliver to Beneficiary, hereinafter defined, a certain Assignment of Leases and Rents ("**Assignment**") which was duly recorded as Document No. 96073530 of the Real Property Records of Cook County, Illinois, covering the leases and rents described therein, in order to secure the prompt payment of a certain promissory note ("**Note**"), dated as of January 24, 1996, in the principal amount of \$191,547,754.00, executed and delivered by the Grantor and payable to the order of Beneficiary, bearing interest and being payable as therein provided; and

WHEREAS, the indebtedness evidenced by the Note and secured by the Mortgage and Assignment has been partially paid and satisfied, and satisfactory evidence of the partial payment of such indebtedness has been exhibited to the Beneficiary; and Grantor having requested that the Property be released from the liens and security interests of the Mortgage and the Assignment;

NOW, THEREFORE, Beneficiary, being the legal owner and holder of the Note, the Mortgage and the Assignment, in consideration of the premises and of the other consideration described hereinabove, the receipt of which is hereby acknowledged, has this day and does by these presents RELEASE, REMISE, DISCHARGE and QUITCLAIM unto Grantor, its heirs, executors, administrators, personal representatives, successors and assigns, all the right, title, interest and estate which Beneficiary may have or to which it may be entitled to by virtue of the Mortgage and Assignment, in and to the Property, and does hereby declare the Property fully released

FIRST AMERICAN TITLE INSURANCE # *CE95787 2/342*

*Handwritten signature/initials*

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and discharged from any and all liens and security interests created by virtue of the Mortgage and Assignment or arising in favor of Beneficiary from any source whatsoever relating to the Property. This Partial Release of Liens releases and discharges all such liens and security interests as to the Property only. Nothing herein may be construed to waive, affect or release such liens and security interests as to any other property described in the Deed of Trust or the Assignment.

EXECUTED this 1 day of November, 1996.

GENERAL ELECTRIC CAPITAL CORPORATION,  
a New York corporation

By:

[Signature]  
Name: Michael J. Jaynes  
Title: Authorized Representative

THE STATE OF TEXAS §  
  §  
COUNTY OF DALLAS §

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared Michael J. Jaynes, Authorized Representative of GENERAL ELECTRIC CAPITAL CORPORATION, a New York corporation, known to me to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed, and in the capacity therein stated, and as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 1st day of November, 1996.

[Signature]  
NOTARY PUBLIC in and for  
the State of TEXAS

My Commission Expires:  
\_\_\_\_\_

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## EXHIBIT "A"

### PROPERTY DESCRIPTION

That part of Lot 4 in Place Place Plaza Resubdivision, being a resubdivision of the Place Place Plaza, being a subdivision of part of the northwest 1/4 of Section 33, Township 36 North, Range 14, East of the Third Principal Meridian, according to the plat thereof recorded November 28, 1988 as Document Number 88546282, in Cook County, Illinois, said resubdivision recorded May 19, 1995 as Document Number 95329596, in Cook County, Illinois, bounded and described as follows:

Beginning at the Southwest corner of said Lot 4;

THENCE North 00 degrees 00 minutes 00 seconds West on the West line of said Lot 4, a distance of 172.67 feet;

THENCE North 90 degrees 00 minutes 00 seconds East, a distance of 213.00 feet to a point of curve;

THENCE Southeasterly on the arc of a circle convex to the Northeast having a radius of 22.00 feet, an arc length of 34.56 feet to a point of tangent, said point of tangent being on the East line of said Lot 4, a distance of 150.67 feet to the Southeast corner of said Lot 4;

THENCE South 90 degrees 00 minutes 00 seconds West, on the South line of said Lot 4, a distance of 235.00 feet to the POINT OF BEGINNING, in Cook County, Illinois, CONTAINING 40,473 square feet, or 0.929 acres more or less.

#### ALSO KNOWN AS:

Lot 4A in plat of resubdivision of Lot 4 in Park Place Plaza Resubdivision being a resubdivision of Park Place Plaza, being a subdivision of the Northwest 1/4 of Section 33, Township 36 North, Range 14, East of the Third Principal Meridian, according to the plat thereof recorded November 28, 1988 as Document Number 88546282, in Cook County, Illinois, according to the Plat thereof recorded December 5, 1996 as Document Number 96-920709.

*Prepared By + mail to:*

*AK Chon Group  
600 E. LOS COLINAS BLVD.  
FROVING, TX 75039  
ATTN: STACY STRAFMAN*

*PTA 29-33-100-038  
Commonly known as:  
175th St. & Halsted  
Homewood, IL.*



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