96298326

FIRST AMERICANTITLE

DEPT-01 RECORDING \$27.50 T40014 TRAN 4340 04/22/96 08:07:00 44147 \$ JW *-96-298326

COOK COUNTY RECORDER

CMI

P.O. BOX 790002

ST. LOUIS, MO 63179-0002

CMI ACCOUNT # 10064453

PREPARED BY: V. BOWERS

WHEN RECORDED RETURN TO:

RELEASE OF MORTGAGE BY CORPORATION:

KNOW ALL MEN BY THESE PRESENTS, THAT CITICORP MORTGAGE, INC., ATTORNEY IN FACT FOR CITIBANK, FSB, F/K/A CITICORP SAVINGS OF ILLINOIS, AS SUCCESSOR IN INTEREST TO FIRST FEDERAL SAVINGS AND LOAN OF CHICAGO, A CORPORATION EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF DELAWARE, HAVING ITS PRINCIPAL OFFICE AT 670 MASON RIDGE CENTER DRIVE ST. LOUIS, MO 63141, AND IN CONSIDERATION OF THE PAYMENT OF THE INDEBTEDATES SECURED BY THE MORTGAGE DEED N/A HEREIN AFTERMENTIONED, AND THE CANCELLATION OF THE OBLIGATION THEREBY SECURED, AND OF THE SUM OF ONE DOLLAR, THE RECEIPT WHEREOF IS HEREBY ACKNOWLEDGED, DOES HEREBY REMISE, CONVEY AND QUIT CLAIM UNTO GREGG S RILEY MARRIE TO JULIE RILEY OF THE COUNTY OF COOK AND THE STATE OF ILLINOIS, ALL RIGHTS, TITLE, INTEREST, CLAIM OR DEMAND WHATSOEVER IT MAY HAVE ACQUIRED IN, THROUGH OR BY A CERTAIN MORTGAGE DEED N/A BEARING THE DATE NOVEMBER 18, 1991, AND RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, IN THE ILLINOIS, IN BOOK N/A OF THE RECORDS, ON PAGE N/A, AS DOCUMENT NO. 91625067. AND THE ASSIGNMENT OF RENTS IN BOOK N/A OF RECORDS, ON PAGE N/L/ AS DOCUMENT NO. N/A. TO THE PREMISE THEREIN DESCRIBED AS FOLLOWS, TO-WIT:

SEE ATTACHED/OTHER PAGE

TAX IDENTIFICATION # 14-33-316-033 COMMONLY KNOWN AS:
1602 N LARRABEE
CHICAGO, IL
60614-5620
FIRST AMERICAN TITLE

90398888

Mrs)

Property of Cook County Clerk's Office

10064483

THIS RELEASE IS MADE, EXECUTED AND DELIVERED PURSUANT TO AUTHORITY GIVEN BY THE BOARD OF DIRECTORS OF SAID CORPORATION.

IN TESTIMONY WHEREOF, THE SAID CITICORP MORTGAGE, INC., ATTORNEY-IN-FACT FOR CITIBANK. FSB, F/K/A CITICORP SAVINGS OF ILLINOIS, AS SUCCESSOR IN INTEREST TO FIRST FEDERAL SAVINGS AND LOAN OF CHICAGO, HAS CAUSED ITS CORPORATE SEAL TO HERETO BE AFFIXED, AND HAS CAUSED ITS NAME TO BE SIGNED TO THESE PRICE ITS BY ITS ASSISTANT SECRETARY ON APRIL 3, 1996.

CITICORP MORTCAIR. INC., ATTORNEY IN PACT FOR CITIBANK, FSB, F/K/A CITICORP SAVINGS OF ILLINGIS, AS SUCCESSOR IN INTEREST TO FIRST FEDERAL SAVINGS AND LOAN OF CHICAGO.

MARSHA A. KOVECSI ASSISTANT SECRETARY

STATE OF MISSOURI)
) BS
COUNTY OF ST. LOUIS)

THE UNDERSIGNED, A NOTARY PUBLIC D. AND FOR SAID COUNTY IN THE STATE AFORESAID DOES CERTIFY THAT MARSHA A. KOVECSI PERSONALLY KNOWN TO ME TO BE THE ASSISTANT SECRETARY OF CITICORP MORTGAGE, INC., ATTORNEY-IN-FACT FOR CITIBANK, FSB, F/K/A CITICORP SAVINGS OF ILLINOIS, AS SUCCESSOR IN INTEREST TO FIRST PEDERAL SAVINGS AND LOAN OF CHICAGO, WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, APPEARED BEFORE ME THIS DAY IN PERSON PAD SEVERALLY ACKNOWLEDGED THAT AS SUCH ASSISTANT SECRETARY HAS SIGNED AND DELIVERED THE SAID INSTRUMENT OF WRITING AS ASSISTANT SECRETARY OF SAID CORPORATION, AND CAUSED THE SEAL OF SAID CORPORATION TO BE AFFIXED THERETO PURSUANT TO AUTHORITY GIVEN BY THE BOARD OF DIRECTORS OF SAID CORPORATION AS HIS/HER FREE AND VOLUNTARY ACT, AND AS THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION FOR THE USES AND PURPOSES THEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTARIAL SEAL ON APRIL 3, 1996.

NOTARY PUBLIC

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

J. B.A.!

Notary Publi.

STATE OF Moderated

St. Louis Councy

My Commission Expires: June 19, 1999

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PARENT 1000; THE CLLOWING DESCRIBED PARENT OF LAND TAKEN AS A THAT PART OF LOT 5 TAKEN FOR THE OPENING AND EXTENSION OF OGDEN THAT PART OF LOT 5 TAKEN FOR THE OPENING AND EXTENSION OF OGDEN THAT PART OF LOT 5 TAKEN FOR THE OPENING AND EXTENSION OF OGDEN AVENUE) IN BLOCK 1 OF SHEFFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN: PART OF LOT 2 AND ALL OF LOTS 3 TO 8, INCLUSIVE (EXCEPT THAT PART OF LOT 8 TAKEN FOR THE OPENING AND EXTENSION OF OGDEN AVENUE) IN THE PARTITION OF THE SOUTH 278 FEET (EXCEPT THE SOUTH 50 FEET) OF LOT 5 IN BLOCK 1 AND LOT 1 (EXCEPT THE SOUTH 50 FEET) IN WAITE'S SUBDIVISION OF LOT 6 AND THE EAST 23 FEET OF LOT 7 IN BLOCK 1, ALL IN SHEFFIELD'S ADDITION TO CHICAGO, AFORESAID: THE NORTH 16 FEET OF THE SOUTH 50 FEET OF LOT 1 AND LOTS 2, 3 AND 4 (EXCEPTING THE SOUTH 34 FEET OF SAID LOTS 2, 3 AND 4) IN WAITE'S SUBDIVISION OF LOT 6 AND THE EAST 23 FEET OF LOT 7 IN BLOCK 1 OF SHEFFIELD'S ADDITION TO CHICAGO, AFORESAID: PART OF THE 9 FOOT ALLEY VACATED BY ORDINANCE PASSED DECEMBER 8, 1977 AND RECORDED FEBRUARY 10, 1978 AS DOCUMENT 24321606, REING THE ALLEY AS LAID OUT IN WAITE'S SUBDIVISION, AFORESAID, ALL OF THE VACATED 16 FOOT ALLEY LYING EAST OF AND ADJOINING THE NORTH PART OF LOT 2 IN WAITE'S SUBDIVISION AFORESAID, SAID ALLEY VACATED BY ORDINANCE PASSED MARCH 10, 1971 AND RECORDED MAY 3, 1971 AS DOCUMENT NO. 21466113. SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE POINT OF INTERSECTION OF THE WESTERLY EXTENSION OF THE SOUTH LINE OF WEST EUGENIE STREET WITH THE WEST LINE OF NORTH LARRABEE STREET; THENCE SOUTH ALONG THE WEST LINE OF NORTH LARRABEE STREET, A DISTANCE OF 562.89 FEET TO THE NORTH LINE OF WEST NORTH AVENUE; THENCE WEST, ALCOS THE NORTH LINE OF WEST NORTH AVENUE, 35.47 FEET, TO THE POINT OF BEGINNING OF THE LAND HEREON DESCRIBED; THENCE NORTH, AT 90 DECREES TO THE LAST DESCRIBED COURSE, 73.44 FEET: THENCE WEST, AT DESCRIBED COURSE, 23.00 FEET: THENCE SOUTH, AT 90 DEGREES TO THE LAST DESCRIBED COURSE, 73.44 FEET TO THE NORTH LINE OF WEST NORTH AVENUE; THENCE EAST, ALONG THE NORTH LINE OF WEST NORTH AVENUE, 23.00 FEET, TO THE POINT OF BEGINNING; ALSO, THAT PART OF THE FOLLOWING DESCRIBED PARCEL OF LAND TAKEN AS A TRACT: THE NORTH 16 FEET OF THE SOUTH 50 FEET OF LOUIS (EXCEPT THAT PART OF LOT 5 TAKEN FOR THE OPENING AND EXTENSION OF OGDEN AVENUE) IN BLOCK 1 OF SHEFFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; PART OF LOT 2 AND ALL OF LOTS 3 TO 8, INCLUSIVE (EXCEPT THAT PART OF LOT 8 TAKEN FOR THE OPENING AND EXTENSION OF OGDEN AVENUE) IN THE PARTITION OF THE SOUTH 278 FEET (EXCEPT THE SOUTH 50 FEET) OF LOT 5 IN BLOCK 1 AND LOT 1 (EXCEPT THE SOUTH 50 FEET) IN WAITE'S SUBDIVISION OF LOT 6 AND THE EAST 23 FEET OF LOT 7 IN BLOCK 1, ALL IN SHEFFIELD'S ADDITION TO CHICAGO, AFORESAID: THE NORTH 16 FEET OF THE SOUTH 50 FEET OF LOT 1 AND LOTS 2, 3, AND 4 (EXCEPTING THE SOUTH 34

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FEET OF SAID LOTS 2, 3 AND 4) IN WAITE'S SUBDIVISION OF LOT 6 AND THE EAST 23 FEET OF LOT 7 IN BLOCK 1 OF SHEFFIELD'S ADDITION TO CHICAGO, AFORESAID; PART OF THE 9 FOOT ALLEY VACATED BY ORDINANCE PASSED DECEMBER 8, 1977 AND RECORDED FEBRUARY 10, 1978 AS DOCUMENT #24321606, BEING THE ALLEY AS LAID OUT IN WAITE'S SUBDIVISION, AFORESAID: ALL OF THE VACATED 16 FOOT ALLEY LYING EAST OF AND ADJOINING THE NORTH PART OF LOT 2 IN WAITE'S SUBDIVISION AFORESAID, SAID ALLEY VACATED BY ORDINANCE PASSED MARCH 10, 1971 AND RECORDED MAY 3, 1971 AS DOCUMENT NO. 21466113 SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE POINT OF INTERSECTION OF THE WESTERLY EXTENSION OF THE SOUTH LINE OF WEST EUGENIE STREET WITH THE WEST LINE OF WORTH LARRABEE STREET; THENCE SOUTH ALONG THE WEST LINE OF NORTH LARRABEE STREET, A DISTANCE OF 563.89 FEET TO THE NORTH LINE OF WEST NORTH AVENUE; THENCE WEST, ALONG THE NORTH LINE OF WEST NORTH AVENUE 93.41 FEET; THENCE NORTH, AT 90 DEGREES TO THE LAST DESCRIBED COURSE, 59.01 FEET TO THE POINT OF BEGINNING OF THE LAND HEREON DESCRIBED; THENCE WEST, AT 90 DEGREES TO THE LEAT DESCRIBED COURSE, 43.59 FEET; THENCE NORTH, PARALLEL WITH THE WEST LINE OF NORTH VINE STREET, 12.17 FEET, TO THE NORTH LINE OF SAID TRACT: THENCE EAST, ALONG THE NORTH LINE AND ITS EXTENSION OF SAID TRACT 43.64 FEET; THENCE SOUTH, AT 90 DEGREES TO THE LAST DESCRIBED COURSE, 12.17 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, THEINOIS.

EASEMENT PARCEL:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1602 AS SET FORTH IN THE DECLARATION OF EASEMENTS DATED JANUARY 1, 1985 AND RECORDED APRIL 17, 1985 AS DOCUMENT 27515405 AND FILED APRIL Clert's Office 17, 1985 AS DOCUMENT LR3430579.

14-33-316-033

14-33-316-036

14-33-316-069

14-33-316-070

14-33-316-071

THIS RIDER IS ATTACHED TO AND MADE PART OF THIS MORTGAGE DATED THIS 18TH DAY OF NOVEMBER 1991, A.D.

902933285

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