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GEORGE E. COLE®
LEGAL FORMS

No. 213
November 1994

97017473

RELEASE OF MORTGAGE OR TRUST DEED (ILLINOIS)

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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.

DEPT-01 RECORDING \$31.50
T00011 TRAN 4995 01/08/97 13140100
00079 + KP * - 97 - 017473
COOK COUNTY RECORDER

KNOW ALL MEN BY THESE PRESENTS, That Harry Axelrod, as General Partner of The Madison Partners, a General Partnership, and as a Limited Partner of the J/A Partnership, and Murtha Rooney and Mary J. Rooney as Limited Partners of J/A Partnership & August P. Mauro of the County of Cook and State of Illinois, as General Partners of J/A Partnership DO HEREBY CERTIFY that a certain _____ mortgage

dated the 21st day of April 19 94, made by American National Bank & Trust Company of Chicago as T/U/A dtd. 12/01/93, Trust No. 117688-01,

Above Space for Recorder's Use Only

to THE MADISON PARTNERS and recorded as document No. 94-422-627* in Book _____ at page _____ in the office of Recorder of Deeds of Cook County, in the State of Illinois is, with the notes accompanying it, fully paid, satisfied, released and discharged. Legal Description of premises: *and Assignment of Rents recorded as Document No. 94-422-628

(See Legal Description Attached)

Permanent Real Estate Index Number(s): (See Attachment) 4209077 AC 1st

Address(es) of premises: 1542 West Jackson Boulevard - Unit #6, Chicago, IL 60607

is, with the note or notes accompanying it, fully paid, satisfied, released and discharged.

Witness his hand and seal on this 23rd day of December 19 96

THE MADISON PARTNERS (SEAL)

By Harry Axelrod, General Partner (SEAL)

*See Attached Rider

COOK COUNTY CLERK'S OFFICE

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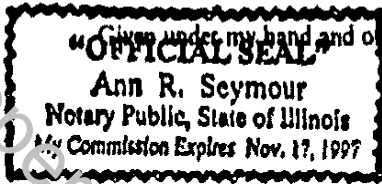
STATE OF ILLINOIS

COUNTY OF COOK

ss.

I, Ann R. Seymour
a notary public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that
Harry Axelrod, Managing Partner of THE MADISON PARTNERS

personally known to me to be the same person whose name is subscribed
to the foregoing instrument, appeared before me this day in person, and acknowledged that
he signed, sealed and delivered the said instrument as his
free and voluntary act, for the uses and purposes therein set forth.



Given under my hand and official seal, this 23rd day of December 1996
Ann R. Seymour
Notary Public

Commission expires 11/17/97

Mail to →
This instrument was prepared by

Joseph J. LaRocco, 79 West Monroe Street - Suite 608, Chicago, IL
(Name and Address) 60603-4905



PROPERTY OF COOK COUNTY CLERK'S OFFICE

60603-4905

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PROPERTY LOCATED AT:

1542 West Jackson Boulevard - Unit 6
Chicago, IL 60607

LEGAL DESCRIPTION

PARCEL NO. 6: THAT PART OF LOTS 5 TO 8, INCLUSIVE, IN BLOCK 19 IN HONORE'S RESUBDIVISION OF LOTS 17 TO 37, INCLUSIVE, IN LAFLIN AND LOOKIS' SUBDIVISION OF BLOCKS 6, 9, 19 AND 20 AND THE RESUBDIVISION OF LOTS 5, 18, 21, 30, 31, 32, 33 AND 41 IN CANAL TRUSTEE'S SUBDIVISION OF WEST 1/2 AND THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN AND THAT PART OF THE 15.0 FOOT ALLEY, LYING EASTERLY OF AND ADJOINING SAID LOTS, AS VACATED PER ORDINANCE PASSED APRIL 1, 1987 AND RECORDED JUNE 16, 1987 AS DOCUMENT NO. 87327466 DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 8; THENCE EAST, 133.00 FEET, ALONG THE SOUTH LINE OF SAID LOT 8 TO THE POINT OF BEGINNING THENCE NORTH, 148.99 FEET, TO A POINT ON THE SOUTH LINE OF THE NORTH 1.0 FEET OF SAID LOT 6, 132.13 FEET EAST OF THE WEST LINE OF SAID LOT 6; THENCE NORTHEASTERLY, 5.71 FEET, TO A POINT 3.00 FEET NORTH OF THE SOUTH LINE AND 136.19 FEET EAST OF THE WEST LINE OF SAID LOT 5; THENCE NORTH PARALLEL WITH AND 136.19 FEET EAST OF THE WEST LINE OF SAID LOT 5, 45.50 FEET, TO A POINT ON THE SOUTH LINE OF THE NORTH 1.5 FEET OF SAID LOT 5; THENCE EAST, 13.00 FEET, ALONG SAID SOUTH LINE TO THE EAST LINE OF SAID LOT 5; THENCE SOUTH, 10.00 FEET, ALONG SAID EAST LINE TO THE NORTH LINE OF THE VACATED 15.0 FOOT ALLEY, AFORESAID; THENCE EAST, 4.71 FEET, ALONG SAID NORTH LINE TO A POINT, 153.90 FEET EAST OF THE WEST LINE OF SAID LOT 5; THENCE SOUTH, 188.48 FEET, TO A POINT ON THE SOUTH LINE OF THE EASTERLY EXTENSION OF SAID LOT 8, 155.00 FEET EAST OF THE SOUTHWEST CORNER THEREOF; THENCE WEST, 22.00 FEET, ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL NO. 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NO. 94 890 174, AS AMENDED BY DOCUMENT NO. 95 194 082 AND AS CREATED IN DEED DATED _____ AND RECORDED _____ AS DOCUMENT NO. 97017474 FROM AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 1, 1993 AND KNOWN AS TRUST NO. 127688-01 TO SHEILA A. STAMPS FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

"SUBJECT TO DECLARATION OF EASEMENT AND COVENANTS BY GRANTOR DATED THE 14TH DAY OF OCTOBER, 1994 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 94 890 174, AS AMENDED BY DOCUMENT NO. 95 194 082 WHICH IS INCORPORATED HEREIN BY REFERENCE THERETO, GRANTOR GRANTS TO THE GRANTEE, THEIR HEIRS AND ASSIGNS, AS EASEMENTS APPURTENANT TO THE PREMISES HEREBY CONVEYED THE EASEMENTS CREATED BY SAID DECLARATION FOR THE BENEFIT OF THE OWNERS OF THE PARCELS OF REALTY HEREIN DESCRIBED. GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, AS EASEMENTS APPURTENANT TO THE REMAINING PARCELS DESCRIBED IN SAID DECLARATION, THE EASEMENTS THEREBY CREATED FOR THE BENEFIT OF SAID REMAINING PARCELS DESCRIBED IN SAID DECLARATION AND THIS CONVEYANCE IS SUBJECT TO THE SAID EASEMENTS AND THE RIGHT OF THE GRANTOR TO GRANT SAID EASEMENTS IN THE CONVEYANCES AND MORTGAGES OF SAID REMAINING PARCELS OR ANY OF THEM, AND THE PARTIES THERETO, FOR THEMSELVES, THEIR HEIRS, SUCCESSORS AND ASSIGNS, COVENANT TO BE BOUND BY THE COVENANTS AND AGREEMENTS IN SAID DOCUMENT SET FORTH AS COVENANTS RUNNING WITH THE LAND".

PERMANENT TAX INDEX NUMBER:

17-17-110-055-0000

22021010

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RIDER TO ORIGINAL RELEASE DEED

By: *August P. Mauro*
August P. Mauro

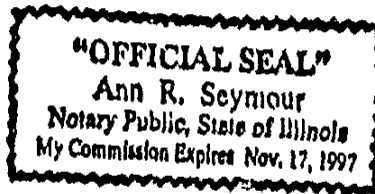
By: *Murtha J. Rooney*
Murtha Rooney

By: *Mary J. Rooney*
Mary J. Rooney

Given under my hand and official seal, this 23rd day of December, 1996

Ann R. Seymour
Notary Public

My Commission Expires: 11/17/97



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