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THIS DOCUMENT PREPARED
BY AND AFTER RECORDING
RETURN TO:
Barry A. Pitler, Esq.
Pitler and Mandell
230 West Monroe Street
Suite 2026
Chicago, Illinois 60606

PARTIAL RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS:

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WHEREAS, JSBT, INC., an Illinois corporation, by Mortgage dated December 1, 1997 and recorded December 5, 1997 as Document Number 97917640, and Assignment of Rents and Leases recorded December 5, 1997 as Document Number 97917670, recorded with the Recorder of Deeds of Cook County, Illinois, granted and conveyed unto AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a national banking association, a portion of the premises therein described, to secure the payment of the sum of \$722,500.00 with interest as therein mentioned;

WHEREAS, the said JSBT, INC., an Illinois corporation, requested the said AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO to release the premises hereinafter described, being a part of said mortgaged premises, from the lien and operation of said Mortgage:

NOW, THEREFORE, the said AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO in consideration of the sum of One (\$1.00) Dollar, in hand paid by the said JSBT, INC. at the time of execution hereof, the receipt whereof is hereby acknowledged, does remise, release, quit-claim and discharge from the lien and operation of said Mortgage unto the said JSBT, INC., its successors and assigns, all that parcel of land being a part of the premises conveyed by said Mortgage, to-wit:

The Southeasterly 9.5 feet of Lot 23 and all of Lots 24 and 25 in Owner's Division of Lots 1 to 42 both inclusive, of E. H. West's Addition to Jefferson Park, being a Subdivision of part of the East 1/2 of the Northeast Fractional 1/4 of Section 8, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois

(Commonly known as 5292 Northwest Highway, Chicago, Illinois)

P.I.N.: 13-08-227-030-0000

To have and to hold the same, with the appurtenances, unto the said JSBT, INC. and its assigns, forever, freed and discharged of and from the lien of said Mortgage, and every part thereof; provided, always that nothing therein contained shall in any way impair, alter or diminish the effect, lien or encumbrance of the aforesaid Mortgage on the remaining part of said mortgaged premises, not hereby released therefrom, or any of the rights and remedies of the holder hereof.

IN WITNESS WHEREOF, the said Mortgagee has hereunto set his hand and seal this 19 day of April, 1998.

AMERICAN NATIONAL BANK AND TRUST
COMPANY OF CHICAGO, a National
Banking Association

By:

Michael Mancilla

Lisa Swallow

Attest:

Lisa Swallow

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael Mancilla personally known to me to be the Vice President of AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, and Lisa Swallow personally known to me to be the Asst Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Vice President and Asst Secretary, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation as their 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 official seal this 19 day of April, 1998.

Minnette Johnson
NOTARY PUBLIC

