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1998-09-11 11:06:27

PARTIAL RELEASE OF MORTGAGE

PARTIAL RELEASE

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

KNOW ALL MEN BY THESE PRESENTS That MANHATTAN ASSOCIATES, an ILLINOIS limited partnership for and in consideration of the partial payment of the indebtedness secured by the MORTGAGE hereinafter mentioned, and the partial cancellation of the notes thereby secured, and of the sum of one dollar, the receipt whereof is hereby acknowledged, does hereby REMISE, RELEASE, CONVEY and QUIT CLAIM unto 431 SOUTH DEARBORN, L.L.C. its heirs, legal representatives and assigns, all the the right, title, interest, claim or demand whatsoever it may have acquired in through or by a certain WRAPAROUND MORTGAGE, dated the 2ND day of January, 1997 and recorded in the Recorder's Office of Cook County, in the State of Illinois as document No. 9701905, to the premise therein described, situated in the County of COOK, State of ILLINOIS as follows, to wit:

*****THIS IS A PARTIAL RELEASE*****

SEE ATTACHED FOR LEGAL DESCRIPTION

*****THIS IS A PARTIAL RELEASE*****

together with all the appurtenances and privileges thereunto belonging or appertaining.

Permanent Real Estate Index Number(s): 17-16-246-003

Address(es) of premises: 431 South Dearborn Street, Chicago, Illinois 60605

Witness this 30th day of March, 1998

MANHATTAN ASSOCIATES, an Illinois Limited Partnership

By: Charles L. Strobeck, General Partner (SEAL)

This instrument was prepared by Deborah A. Faktor, 300 West Superior Street, Suite 201, Chicago, Illinois 60610

BOX 333-CTI

Handwritten notes on the left margin: 7721647, 1998-09-11, 11:06:27, and other illegible scribbles.

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Exhibit A Legal Description

PARCEL 1:

UNIT NUMBER 209 IN THE MANHATTAN BUILDING CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARTS OF CERTAIN LOTS IN BLOCK 138 IN SCHOOL SECTION ADDITION TO CHICAGO, AND THAT PORTION OF DEARBORN STREET OCCUPIED BY UNDERGROUND VAULTS SHOWN ON SURVEY ATTACHED TO THE AFORESAID DECLARATION, SAID SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 29 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN,

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 97-590956, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, SUPPORT, USE AND ENJOYMENT OF THE PROPERTY AS SET FORTH IN THE MANHATTAN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, AND EASEMENTS RECORDED AS DOCUMENT NUMBER 97-579282.

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