

**Bank of America**

After Recording Return To:

Renaissance Thrush Joint Venture
c/o The Thrush Companies
357 West Chicago Avenue
Chicago, Illinois 60610

Attention: Liz O'Loughlin

PARTIAL RELEASE DEED

KNOW ALL MEN BY THESE PRESENTS, THAT BANK OF AMERICA ILLINOIS COMMUNITY DEVELOPMENT CORPORATION, (the "Mortgagee"), 231 South LaSalle Street, Chicago, Illinois, 60697, in consideration of ONE DOLLAR (\$1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby RELEASE, CONVEY AND QUIT CLAIM unto Renaissance Thrush Joint Venture (the "Mortgagor") all of the right, title, interest, claim or demand whatsoever which the undersigned may have acquired in the real estate legally described as Exhibit "A" below and made a part hereof (the "Real Estate"), in, through, or by a certain Real Estate Mortgage with Assignment of Rents, Security Agreement and Financing Statement, bearing the date of the 3rd day of May, 1996 and recorded in the Recorder's Office of Cook County, in the State of Illinois as Document Number 96447671 on the 13th day of June, 1996 and as amended by a certain Amendment to Mortgage bearing the date of the 27th day of March, 1997 and recorded in the Recorder's Office of Cook County, in the State of Illinois as Document Number 97297303 on the 29th day of April, 1997 encumbering the Real Estate together with all appurtenances and privileges thereunto belonging or appertaining.

This Release does not release any covenants, warranties, indemnities or other obligations of Borrower or any other party under the Construction Mortgage which by their terms expressly survive the release or termination of such mortgage Documents; provided, however, that this Release shall act as a full Release and termination of all liens, claims and interests Lender possesses under the Construction Mortgage in and to the Real Estate.

IN WITNESS WHEREOF, the Lender has caused these presents to be signed by its duly authorized officers as of the 29th day of January, 1998.

BANK OF AMERICA ILLINOIS COMMUNITY
DEVELOPMENT CORPORATION

ATTEST:

By:

Its: Assistant Vice President

By:

Its: Ellen White**EXHIBIT A**

THE WEST 173.05 FEET OF THE NORTH 50 FEET OF BLOCK 3 IN BUSBY'S SUBDIVISION OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS:
P.I.N.

1003-1019 East 61st Street, Chicago, Illinois 60637
20-14-310-001

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STATE OF ILLINOIS)

COUNTY OF COOK)

I, Mary K. Foley, a Notary Public in and for said County, in the aforesaid,
DO HEREBY CERTIFY, that Mary T. White, Senior Vice President of the within named BANK OF
AMERICA ILLINOIS COMMUNITY DEVELOPMENT CORPORATION, a Delaware corporation, and
Alexander N. Vorst, Assistant Vice President, of said Lender, personally known to me to be the same
persons whose names are subscribed to the foregoing instrument as such Senior Vice President and
Assistant Vice President, respectively, and to me personally known to be such officers of said lender,
appeared before me this day in person and acknowledged that they signed and delivered the said
instrument as their own free and voluntary act and deed of said Lender, for the uses and purposes therein
set forth.

Given under my hand and Notary Seal this 27th day of January, 1998

Mary K. Foley
Notary Public

My Commission Expires:

5/23/00

"OFFICIAL SEAL"

MARY K. FOLEY

Notary Public, State of Illinois

My Commission Expires 5/23/00

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