

UNOFFICIAL COPY

PARTIAL RELEASE DEED

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

99568906

5643/0211 04 001 Page 1 of 3
1999-06-14 12:28:56
Cook County Recorder 25.00



99568906

7812438 aaron, da

KNOW ALL MEN BY THESE

PRESENTS, THAT the MARQUETTE NATIONAL BANK, A National Banking Association, existing under the laws of the United States of America, in consideration of one dollar, and other valuable considerations, the receipt whereof is hereby acknowledged, does hereby release, convey, and quit claim unto

Marquette National Bank as Trustee Under Trust Agreement dated December 31, 1986, Known as Trust #11519 its legal representatives and assigns, all the rights, title, interest, claim or demand, whatsoever it may have acquired in, through or by a certain mortgage, bearing date the 4th day of August AD 1997 and recorded in the Recorder's Office of Cook County, in the State of Illinois, as Document No. 97-612473 as to a portion of the premises therein described situated in the County of Cook State of Illinois, as follows, to wit:

See attached legal description

PROPERTY ADDRESSES: 4046 North Clark St., Unit E, Chicago, IL 60613 P.I.N. 14-17-315-011-0000 w.o.p. -together with all the appurtenances and privileges thereunto belonging or appertaining.

EXCEPT AS SET FORTH HERE, PROVISIONS OF THE ORIGINAL MORTGAGE (AND ASSIGNMENT OF RENTS, AND FINANCING STATEMENTS, IF APPLICABLE) WILL CONTINUE TO APPLY TO REMAINING UNRELEASED PROPERTY.

IN WITNESS WHEREOF, Said MARQUETTE NATIONAL BANK, has caused these presents to be signed by its Vice President, and attested by its Asst. Secretary, this 3rd day of June, 1999

Prepared By: Debra Beran
MARQUETTE NATIONAL BANK
9612 W. 143rd Street
Orland Park, Illinois 60462

MARQUETTE NATIONAL BANK

By Michael A. Bull
Vice President

After Recording Mail to :
John Morrissey
Morrissey & Morrissey
7933 Deerwood
Palos Park, IL 60464

Attest Quish K. Keud
Asst. Secretary

State of Illinois, SS. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that the above named Vice President and Asst. Secretary President of said Bank, personally known to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they signed and delivered THIS **PARTIAL RELEASE OF MORTGAGE** as officers of said Bank as their free and voluntary act and voluntary act of said Bank, for the uses and purposes therein set forth.
Given under my hand and Notarial seal, this 3rd day of June, 1999

"OFFICIAL SEAL"
Debra Beran
Notary Public, State of Illinois
My Commission Expires 3-12-03

Debra Beran

Notary Public

BOX 333-CTL

3/6

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CHICAGO TITLE INSURANCE COMPANY
COMMITMENT FOR TITLE INSURANCE
SCHEDULE A (CONTINUED)

99568906

ORDER NO.: 1401 007812438 D2

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:

THAT PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING WESTERLY OF THE WESTERLY LINE OF CLARK STREET, LYING EAST OF A LINE WHICH IS 100 FEET EAST OF AND PARALLEL WITH THE EAST LINE OF SOUTHPORT AVENUE, LYING NORTH OF A LINE WHICH IS 353 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF SECTION 17 AND LYING SOUTHEASTERLY OF A LINE WHICH IS 100 FEET SOUTHEASTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF BELLE PLAINE AVENUE, (EXCEPT THAT PART OF THE LAND DEDICATED FOR PUBLIC ALLEY BY PLAT RECORDED NOVEMBER 22, 1971 AS DOCUMENT 21719002, ALL IN COOK COUNTY, ILLINOIS

PARCEL 1: (KNOWN AS UNIT 4046E)

THAT PART OF THE ABOVE DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHERLY LINE OF 16 FOOT ALLEY AS DESCRIBED PER DOCUMENT NUMBER 21719002 AND THE WESTERLY LINE OF NORTH CLARK STREET; SAID POINT OF COMMENCEMENT ALSO BEING THE NORTHEAST CORNER OF THE ABOVE DESCRIBED TRACT; THENCE SOUTH 23 DEGREES, 16 MINUTES, 48 SECONDS EAST ALONG THE WESTERLY LINE OF NORTH CLARK STREET 240.27 FEET; THENCE SOUTH 89 DEGREES, 59 MINUTES, 49 SECONDS WEST 123.75 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES, 00 MINUTES, 11 SECONDS WEST 20.45 FEET; THENCE NORTH 23 DEGREES, 29 MINUTES, 47 SECONDS WEST 11.94 FEET; THENCE NORTH 66 DEGREES, 37 MINUTES, 04 SECONDS EAST 17.64 FEET; THENCE SOUTH 23 DEGREES, 51 MINUTES, 02 SECONDS WEST 7.44 FEET; THENCE SOUTH 66 DEGREES, 48 MINUTES, 46 SECONDS WEST 0.37 FEET; THENCE SOUTH 23 DEGREES, 29 MINUTES, 47 SECONDS EAST 11.87 FEET; THENCE SOUTH 00 DEGREES, 00 MINUTES, 11 SECONDS EAST 20.56 FEET; THENCE SOUTH 89 DEGREES, 59 MINUTES, 49 SECONDS WEST 18.83 FEET TO THE POINT OF BEGINNING.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS FOR GRACELAND COURT TOWNHOMES, RECORDED AS DOCUMENT NUMBER 08128213.

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John A. Morrissey
Attorney at Law

16707 South 84th Avenue
Tinley Park, Illinois 60477
(708) 532-8420
(708) 532-8421 FAX

99568906

June 1, 1999

Joyce Madsen
Trust Department
Marquette National Bank
9612 West 143rd St.
Orland Park, Illinois 60462

RE: TRUST NO. 11519

Dear Joyce:

As Trustee under the above-referenced trust you are directed to:

1. Execute a Trustee's Deed dated June 1, 1999, naming as grantee Julie J. Panucci, showing consideration of \$10.00 and conveying the following property:

See attached legal

PIN 14-17-315-011 (affects land and other property), commonly known as 4046 North Clark St. Unit E, Chicago, Illinois 60613.

Please include the following language on the deed.

"Grantor hereby grants to and reserves for the Grantor those easements, restrictions and covenants set forth in the Declaration of Easements, Restrictions and Covenants for Graceland Court Townhomes recorded December 11, 1998, as Document No. 08128213

2. ALTA Statements in duplicate;
3. Issue a letter to grantees to pay relevant portion to Marquette National Bank per payoff. Please include a statement of any trust fees due if you would like those fees paid out of the closing proceeds. Please contact Jennifer Goralski re payoff information.
4. After execution of the above, John A. Morrissey, will arrange for pick-up of the documents.

Thank you for your attention to this matter.

Sincerely,

William Morrissey

Michael Morrissey