

UNOFFICIAL COPY 0020141685

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2002-02-04 15:07:34  
Cook County Recorder 25.50



0020141685

Property of Cook County Clerk's Office

ABOVE SPACE FOR RECORDER'S USE ONLY

RELEASE OF MORTGAGE OR TRUST DEED BY CORPORATION

Doc ID # 00032019232005N

KNOW ALL MEN BY THESE PRESENTS

That Mortgage Electronic Registration Systems, Inc. of the County of Ventura and State of California for and in consideration of one dollar, acting as nominee for PRISM MORTGAGE COMPANY and for other good and valuable considerations, the receipt whereof is hereby acknowledged, do hereby remise, release, convey and quit-claim unto:

Name(s).....: GEOFF PIERCE

P.I.N. 14-32-127-040-1013

Property Address.....: 2100 N RACINE 3A  
CHICAGO, IL 60614

heir, legal representatives and assigns, all the right, title interest, claim, or demand whatsoever it may have acquired in, through, or by a certain mortgage bearing the date 10/30/2000 and recorded in the Recorder's Office of Cook county, in the State of Illinois in Book N/A of Official Records Page N/A as Document Number 00374950, to the premises therein described as situated in the County of Cook, State of Illinois as follows, to wit:

SEE ATTACHED LEGAL DESCRIPTION

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

WITNESS my hand this 26 day of December, 2001.

Mortgage Electronic Registration Systems, Inc.,  
as nominee for PRISM MORTGAGE  
COMPANY

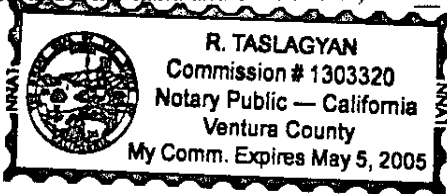
Deanna Burns  
Assistant Secretary

5-7  
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5  
11-7  
JHC

STATE OF CALIFORNIA )  
 )  
COUNTY OF VENTURA )

I, R. Taslagyan a notary public in and for the said County, in the state aforesaid, DO HEREBY CERTIFY that Jodi Eaton, Assistant Secretary, personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 26 day of December, 2001.



R. Taslagyan  
R. Taslagyan Notary public

Commission expires 05/05/2005

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

Mail Recorded Satisfaction To: GEOFF PIERCE  
2100 N RACINE 3A  
CHICAGO IL 60614

Countrywide Home Loans, Inc  
Prepared By: \_\_\_\_\_  
CTC Real Estate Services  
1800 Tapo Canyon Road, MSN SV2-88  
Simi Valley, CA 93063

UNITS 3'A' AND 'G'19 IN THE DICKENS PLACE CONDOMINIUM, AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 1 THROUGH 10, INCLUSIVE, IN SHEFFIELD'S ADDITION TO CHICAGO IN SECTION 32, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT 'D' TO THE DECLARATION OF CONDOMINIUM RECORDED JUNE 10, 1987 AS DOCUMENT 87314475, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

APN#: 14-32-127-040-1013 (PARCEL 1 OF 2)

APN#: 14-32-127-040-1044 (PARCEL 2 OF 2)

Parcel ID #:

which has the address of 2100 NORTH RACINE AVENUE #3A, CHICAGO

Illinois

60614  
[Zip Code]

[Street]

[City]

("Property Address");

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property." Borrower understands and agrees that MERS holds only legal title to the interests granted by Borrower in this Security Instrument; but, if necessary to comply with law or custom, MERS, (as nominee for Lender and Lender's successors and assigns), has the right to exercise any or all of those interests, including, but not limited to, the right to foreclose and sell the Property; and to take any action required of Lender including, but not limited to, releasing or canceling this Security Instrument.

BORROWER COVENANTS that Borrower is lawful seisor of the estate hereby conveyed and has the right to mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. Payment of Principal and Interest; Prepayment and Late Charges. Borrower shall promptly pay when due the principal of and interest on the debt evidenced by the Note and any prepayment and late charges due under the Note.

2. Funds for Taxes and Insurance. Subject to applicable law or to a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments are due under the Note, until the Note is paid in full, a sum ("Funds") for: (a) yearly taxes and assessments which may attain priority over this Security Instrument as a lien on the Property (b) yearly leasehold payments or ground rents on the Property, if any; (c) yearly hazard or property insurance premiums; (d) yearly flood insurance premiums, if any; (e) yearly mortgage insurance premiums, if any; and (f) any sums payable by Borrower to Lender, in accordance with the provisions of paragraph 8, in lieu of the payment of mortgage insurance premiums. These items are called "Escrow Items." Lender may, at any time, collect and hold Funds in an amount not to exceed the maximum amount a lender for a federally related mortgage loan may require for Borrower's escrow account under the federal Real Estate Settlement Procedures Act of 1974 as amended from time to time, 12 U.S.C. § 2601 et seq. ("RESPA"), unless another law that applies to the Funds sets a lesser amount. If so, Lender may, at any time, collect and hold Funds in an amount not to exceed the lesser amount. Lender may estimate the amount of Funds due on the basis of current data and reasonable estimates of expenditures of future Escrow Items or otherwise in accordance with applicable law.

The Funds shall be held in an institution whose deposits are insured by a federal agency, instrumentality, or entity (including Lender, if Lender is such an institution) or in any Federal Home Loan Bank. Lender shall apply the Funds to pay the Escrow Items. Lender may not charge Borrower for holding and applying the Funds, annually analyzing the escrow account, or verifying the Escrow Items, unless Lender pays Borrower interest on the Funds and applicable law permits Lender to make such a charge. However, Lender may require Borrower to pay a one-time charge for an independent real estate tax reporting service used by Lender in connection with this loan, unless applicable law provides otherwise. Unless an

Initials: SP