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2003-03-18 09:22:00
Cook County Recorder 26.50

RELEASE OF MORTGAGE
OR TRUST DEED
LOAN NO.: 0007743513



DRAFTED BY:
Keana Troutman
ABN AMRO MORTGAGE GROUP
7159 Corklan Drive
Jacksonville, FL 32258

After Recording Mail To:
Josefa Madrigal
Pedro Madrigal
3529 So 58th Ct
Cicero, IL 60804

In consideration of the payment and full satisfaction of the debt secured by the Mortgage executed by JOSEFA MADRIGAL, SINGLE PERSON & PEDRO MADRIGAL, MARRIED

as Mortgagor, and recorded on 12/19/01 as document number 0011206161 in the Recorder's Office of COOK County, held by ABN AMRO MORTGAGE GROUP, INC., as mortgagee the undersigned hereby releases said mortgage which formerly encumbered the described real property to wit:

Legal description enclosed herewith

Commonly known as 3529 So 58th Ct, Cicero IL 60804

PIN Number 16324030160000
PIN Number

The undersigned hereby warrants that it has full right and authority to release said mortgage as successor in interest to the original mortgagee.

Dated January 25, 2003
ABN-AMRO Mortgage Group, Inc.

By Amy Blanchard
AMY BLANCHARD
Loan Servicing Officer

STATE OF Florida) SS
COUNTY OF Duval)

The foregoing instrument was acknowledged before me on January 25, 2003 by AMY BLANCHARD, Loan Servicing Officer the foregoing Officer of ABN-AMRO Mortgage Group, Inc. on behalf of said Bank.

Christina Ladame
Notary Public

LR663 005 P1S



Handwritten initials/signature

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AP# MADRIG, J7743513 LN# 0007743513

of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to the Lender the following described property located in Cook County, Illinois:

LOT 24 IN AUSTIN BOULEVARD ADDITION TO BOULEVARD MANOR, BEING A SUBDIVISION OF THE NORTH 18 ACRES OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

11206161

Parcel ID #: 16-32-403-016-0000

which has the address of 3529 So. 58th Court, Cicero Illinois 60804

[Street, City],

[Zip Code] ("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 COVENANTS that Borrower is lawfully seized 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.

Borrower and Lender covenant and agree as follows:

UNIFORM COVENANTS.

1. **Payment of Principal, Interest and Late Charge.** Borrower shall pay when due the principal of, and interest on, the debt evidenced by the Note and late charges due under the Note.

2. **Monthly Payment of Taxes, Insurance and Other Charges.** Borrower shall include in each monthly payment, together with the principal and interest as set forth in the Note and any late charges, a sum for (a) taxes and special assessments levied or to be levied against the Property, (b) leasehold payments or ground rents on the Property, and (c) premiums for insurance required under paragraph 4. In any year in which the Lender must pay a mortgage insurance premium to the Secretary of Housing and Urban Development ("Secretary"), or in any year in which such premium would have been required if Lender still held the Security Instrument, each monthly payment shall also include either: (i) a sum for the annual mortgage insurance premium to be paid by Lender to the Secretary, or (ii) a monthly charge instead of a mortgage insurance premium if this Security Instrument is held by the Secretary, in a reasonable amount to be determined by the Secretary. Except for the monthly charge by the Secretary, these items are called "Escrow Items" and the sums paid to Lender are called "Escrow Funds."

Lender may, at any time, collect and hold amounts for Escrow Items in an aggregate amount not to exceed the maximum amount that may be required for Borrower's escrow account under the Real Estate Settlement Procedures Act of 1974, 12 U.S.C. Section 2601 et seq. and implementing regulations, 24 CFR Part 3500, as they may be amended from time to time ("RESPA"), except that the cushion or reserve permitted by RESPA for unanticipated disbursements or disbursements before the Borrower's payments are available in the account may not be based on amounts due for the mortgage insurance premium.

J.M.
P.M.

0011206161

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