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Doc#: 0333045096
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 11/26/2003 10:00 AM Pg: 1 of 2

lhmm
LOAN NO.
PIN# 06-24-110-007

RELEASE DEED

KNOWN ALL MEN BY THESE PRESENTS, THAT CHARTER ONE BANK, N.A. FKA CHARTER ONE FSB, SUCCESSOR BY MERGER TO ST. PAUL FEDERAL BANK FOR SAVINGS, A FEDERALLY CHARTERED BANK, A CORPORATION OF THE STATE OF OHIO, IN AND FOR CONSIDERATION OF THE PAYMENT OF THE INDEBTEDNESS SECURED BY THE MORTGAGE HEREIN AFTER MENTIONED, AND THE CANCELLATION OF ALL 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: DEBRA M SARWIN AND ROBERT G SARWIN, HEIRS, LEGAL REPRESENTATIVES AND ASSIGNS, ALL THE RIGHT, TITLE, INTEREST, CLAIM OR DEMAND WHATSOEVER IT MAY HAVE ACQUIRED IN, THROUGH OF BY A CERTAIN MORTGAGE BEARING THE DATE OF MAY 26, 1994 RECORDED ON JUNE 2, 1994 IN THE RECORDER'S OFFICE OF COOK, COUNTY IN DOCUMENT# 94490510 PREMISES THEREIN DESCRIBED, SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS AS FOLLOWS TO WIT:

DESCRIPTION OF PROPERTY: "SEE ATTACHED"

TOGETHER WITH ALL THE APPURTENANCES AND PRIVILEGES THEREUNTO BELONGING OR APPERTAINING. IN TESTIMONY WHEREOF, THE SAID CHARTER ONE BANK, N.A. FKA CHARTER ONE FSB SUCCESSOR BY MERGER TO ST. PAUL 9TH DAY OF JUNE, 2003.

ATTEST:

ANGELIA H. BLAND
AUTHORIZED SIGNER

CHARTER ONE BANK, N.A. FKA CHARTER ONE F.S.B.
SUCCESSOR IN INTEREST BY MERGER WITH ST. PAUL
FEDERAL BANK FOR SAVINGS, A FEDERALLY CHARTERED
SAVINGS BANK S/B/M TO BEVERLY BANK MATTESON S/B/M
TO FIRST NATIONAL BANK OF WILMINGTON

BY:

BETSY S. EVERHART
AUTHORIZED SIGNER

STATE OF VIRGINIA
COUNTY OF HENRICO

ON THIS 9TH DAY OF JUNE, 2003, PERSONALLY APPEARED BETSY S. EVERHART AND ANGELLA H. BLAND, WHO ACKNOWLEDGED THEMSELVES TO BE THE AUTHORIZED SIGNERS OF CHARTER ONE BANK, N.A. FKA CHARTER ONE FSB. SUCCESSOR BY MERGER TO ST. PAUL FEDERAL BANK FOR SAVINGS, AND THAT THEY AS SUCH BEING AUTHORIZED TO DO SO, EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSE THEREIN CONTAINED BY SIGNING THE NAME OF THE CORPORATION BY THEMSELVES AS BETSY S. EVERHART AND ANGELLA H. BLAND, IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND OFFICIAL SEAL.

LISA H. MARKHAM, NOTARY PUBLIC
COMMISSION EXPIRES: 8/31/03

PREPARED BY:
CHARTER ONE MORTGAGE CORP
10561 TELEGRAPH RD.
GLEN ALLEN, VA 23059

2

PRAIRIE TITLE
6821 W. NORTH
OAK PARK

4044
2600

0305-01178

0305-01178

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(g) "Successor in Interest of Borrower" means any party that has taken title to the Property, whether or not that party has assumed Borrower's obligations under the Note and/or this Security Instrument.

TRANSFER OF RIGHTS IN THE PROPERTY

This Security Instrument secures to Lender: (i) the repayment of the Loan, and all renewals, extensions and modifications of the Note; and (ii) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to MERS (solely as nominee for Lender and Lender's successors and assigns) and to the successors and assigns of MERS, the following described property located in the

[Type of Recording Jurisdiction]
[Name of Recording Jurisdiction]:

County of Cook
LAND LOCATED IN THE CITY OF STEAMWOOD, COUNTY OF COOK, STATE OF ILLINOIS:
LOT 1411, WOODLAND HEIGHTS UNIT 4 BEING A SUBDIVISION IN SECTIONS 23 AND 24, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL, ACCORDING TO THE PLAT THEREOF RECORDED IN LIBER THE RECORDS OFFICE JULY 1, 1960, AD DOCUMENT 17905375 IN COOK COUNTY, ILLINOIS

Parcel ID Number: **06-24-110-007**
713 SUNSET CR
STREAMWOOD
("Property Address"):

which currently has the address of
[Street]
[City], Illinois **60107** [Zip Code]

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 and canceling this Security Instrument.

BORROWER COVENANTS that Borrower is lawfully seised 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, Interest, Escrow Items, Prepayment Charges, and Late Charges.

Borrower shall pay when due the principal of, and interest on, the debt evidenced by the Note and any prepayment charges and late charges due under the Note. Borrower shall also pay funds for Escrow Items

550102954

Initials: AS

Form 3014 1/01