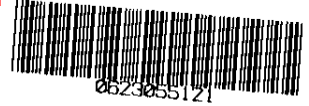


# UNOFFICIAL COPY



Doc#: 0623055121 Fee: \$28.50  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 08/18/2006 02:00 PM Pg: 1 of 3

PREPARED BY SECURITY CONNECTIONS INC.  
WHEN RECORDED MAIL TO:  
**SECURITY CONNECTIONS INC.**  
**1935 INTERNATIONAL WAY**  
**IDAHO FALLS, ID 83402**  
**PH: (208)528-9895**

STATE OF ILLINOIS  
TOWN/COUNTY: COOK (a)  
Loan No. 80509813  
PIN No. 10-30-125-025



## RELEASE OF DEED

The undersigned, being the present legal owner and holder of the indebtedness secured by that certain Deed of Trust described below, in acknowledgement of payment in full of all sums described in and secured by said Deed of Trust, does hereby release and reconvey to the person legally entitled thereto, all of its right, title, and interest in and to the real estate described in said Deed of Trust, forever discharging the lien from said Deed of Trust.

**SEE ATTACHED LEGAL.**

Property Address: 7975 N NORDICA AVE, NILES, IL 60714  
Recorded in Volume \_\_\_\_\_ at Page \_\_\_\_\_,  
Instrument No. 0604150075, Parcel ID No. 10-30-125-025  
of the record of Mortgages for COOK, County,  
Illinois, and more particularly described on said Deed of Trust referred  
to herein.  
Borrower: GENNADY BOLDETSKY AND JULIA BOLDETSKY, HUSBAND AND WIFE

J=IR8070104RE.072570  
(RIL1)

Handwritten notes: J, SG, P-2, M-y, CE



# UNOFFICIAL COPY

80509813  
IR 8070104126

(Q) "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  
County of Cook [Type of Recording Jurisdiction]  
[Name of Recording Jurisdiction]:

PARCEL 1: THE EAST 21.17 FEET OF THE WEST 132.34 FEET OF THE NROTH 1/2 OF LOT 2 IN LAWRENCE WOOD GARDENS, A SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINIOS.

PARCEL 2: AN UNDIVIDED 1/16TH PERCENTAGE INTEREST IN THE WEST 15.0 FEET OF SAID LOT 2 IN LAWRENCE WOOD GARDENS, IN COOK COUNTY, ILLINOIS.

PARCEL 3: EASEMENTS AS SET FORTH IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 18402993, AND BY THE PLAT OF SUBDIVISION RECORDED AS DOCUMENT NUMBER 1832529 FOR THE BENEFIT OF PARCELS 1 AND 2 INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

Parcel ID Number: 10-30-125-025  
7975 N Nordica Ave  
Niles  
("Property Address"):

which currently has the address of  
[Street]  
[City], Illinois 60714 [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 48668707