

# UNOFFICIAL COPY

Recording Requested By:  
VERDUGO TRUSTEE SERVICE CORPORATION



When Recorded Return To:  
JORDAN HECKTMAN  
950 WATERFORD LN  
NORTHBROOK, IL 60062-8619

Doc#: 1103903010 Fee: \$44.25  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/08/2011 01:13 PM Pg: 1 of 4



## RELEASE OF MORTGAGE

CITIMORTGAGE, INC. #001790807 "HECKTMAN" Cook, Illinois

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

KNOW ALL MEN BY THESE PRESENTS that CITIMORTGAGE, INC. SUCCESSOR BY MERGER TO FIRST NATIONWIDE MORTGAGE CORPORATION holder of a certain mortgage, made and executed by JORDAN HECKTMAN AND MARLENE HECKTMAN, HUSBAND AND WIFE, originally to FIRST NATIONWIDE MORTGAGE CORPORATION, in the County of Cook, and the State of Illinois, Dated: 12/26/2001 Recorded: 01/23/2002 in Book/Reel/Liber: N/A Page/Folio: N/A as Instrument No.: 0020092436, does hereby acknowledge that it has received full payment and satisfaction of the same, and in consideration thereof, does hereby cancel and discharge said mortgage.

Legal: SEE ATTACHED LEGAL DESCRIPTION

Assessor's/Tax ID No. 04-14-301-120-0000  
Property Address: 950 WATERFORD LN, NORTHBROOK, IL 60062-8619

IN WITNESS WHEREOF, the undersigned, by the officer duly authorized, has duly executed the foregoing instrument.

CITIMORTGAGE, INC. SUCCESSOR BY MERGER TO  
FIRST NATIONWIDE MORTGAGE CORPORATION  
On January 21st, 2011

By: \_\_\_\_\_  
KENNETH C BALOGH,  
Vice-President



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E Y  
INT Y/W

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STATE OF Maryland  
COUNTY OF Frederick

On this 21st day of January 2011, before me, the undersigned officer personally appeared KENNETH C BALOGH , who made acknowledgment on behalf of CITIMORTGAGE, INC. SUCCESSOR BY MERGER TO FIRST NATIONWIDE MORTGAGE CORPORATION, who acknowledges himself/herself to be the Vice-President of CITIMORTGAGE, INC. SUCCESSOR BY MERGER TO FIRST NATIONWIDE MORTGAGE CORPORATION, a corporation, and that he/she as such Vice-President, being authorized so to do, executed the foregoing instrument in their capacity for the purposes therein contained, by signing the name of the corporation by himself/herself as Vice-President .

WITNESS my hand and official seal,



**Sherry L. Sheffler**  
**Notary Public**  
**Frederick Co., MD**

SHERRY L SHEFFLER  
Notary Expires: 12/31/2011

Prepared By:  
TANYA A. POLLARD, VERDUGO TRUSTEE SERVICE CORP PO BOX 9443, GAITHERSBURG, MD 20898 1-800-283-7918

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

**EXHIBIT "A"**

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK AND IS DESCRIBED AS FOLLOWS:

**PARCEL 1:**

AN UNDIVIDED 1/151 INTEREST IN (I) THAT CERTAIN GROUND LEASE DATED JANUARY 1, 1996, BY AND BETWEEN COLE TAYLOR BANK, AS SUCCESSOR-TRUSTEE OF THE SAVINGS BANK UNDER TRUST AGREEMENT DATED APRIL 29, 1991 AND THE BANK OF AMERICA NATIONAL ASSOCIATION, AS LESSOR ("LESSOR"), AND ASSIGNOR/GRANTOR, AS LESSEE, AND (II) THAT CERTAIN FIRST AMENDMENT TO GROUND LEASE DATED JANUARY 6, 1997 BY AND BETWEEN LESSOR AND ASSIGNOR/GRANTOR, AS LESSEE, AND (III) THAT CERTAIN SECOND AMENDMENT TO GROUND LEASE DATED JANUARY 6, 1997 BY AND BETWEEN LESSOR AND ASSIGNOR/GRANTOR, AS LESSEE, AND (IV) THAT CERTAIN JOINDER TO GROUND LEASE DATED NOVEMBER 7, 1997 BY THE ROYAL RIDGE HOMEOWNERS ASSOCIATION, A NOT-FOR-PROFIT CORPORATION, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 12, 1997 AS DOCUMENT NO. 978469 FROM TIME TO TIME, COLLECTIVELY, THE "GROUND LEASE"; AND (II) THE PREMISES (THE "PREMISES") LEGALLY DESCRIBED AS:

LOT 1 IN ROYAL RIDGE SUBDIVISION, BEING A SUBDIVISION OF PART OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 12, 1997 AS DOCUMENT NO. 97818381.

EACH WITH THE RESPECT SOLELY TO THE BUILDING SITE IDENTIFIED AS FOLLOWS: BUILDING SITE 113

BEING THAT PART OF LOT 1 IN THE PLANNED UNIT DEVELOPMENT OF SUBDIVISION OF PART OF THE WEST HALF OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 12, 1997 AS DOCUMENT NUMBER 97818381, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1; THENCE 110 FEET NORTH 88 DEGREES 55 MINUTES 08 SECONDS WEST 320.73 FEET TO THE SOUTHWEST CORNER OF A CONCRETE FOUNDATION FOR A RESIDENCE (KNOWN AS "113"); THENCE ALONG A LINE FOLLOWING THE NEXT COURSE AND DISTANCES COINCIDENT WITH THE EXTERIOR FOUNDATION WALL OF SAID RESIDENCE AS FOLLOWS: 1) SOUTH 88 DEGREES 17 MINUTES 20 SECONDS WEST 20.00 FEET; 2) NORTH 88 DEGREES 17 MINUTES 20 SECONDS EAST 8.00 FEET; 3) SOUTH 88 DEGREES 17 MINUTES 20 SECONDS WEST 8.00 FEET; 4) NORTH 03 DEGREES 42 MINUTES 40 SECONDS WEST 1.83 FEET; 5) SOUTH 88 DEGREES 17 MINUTES 20 SECONDS WEST 14.62 FEET; 6) NORTH 48 DEGREES 42 MINUTES 40 SECONDS EAST 5.62 FEET; 7) SOUTH 88 DEGREES 17 MINUTES 20 SECONDS WEST 11.17 FEET; 8) NORTH 03 DEGREES 42 MINUTES 40 SECONDS WEST 5.62 FEET; 9) SOUTH 88 DEGREES 17 MINUTES 20 SECONDS WEST 11.17 FEET; 10) NORTH 88 DEGREES 17 MINUTES 20 SECONDS EAST 23.56 FEET; 11) SOUTH 88 DEGREES 17 MINUTES 20 SECONDS WEST 20.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1.

LEGAL DESCRIPTION  
(Continued)**UNOFFICIAL COPY**

MINUTES 40 SECONDS EAST 22.56 FEET; 12) NORTH 86 DEGREES 17 MINUTES 20 SECONDS WEST 20.92 FEET; 13) NORTH 03 DEGREES 42 MINUTES 40 SECONDS WEST 12.17 FEET; 14) SOUTH 03 DEGREES 17 MINUTES 20 SECONDS EAST 10.88 FEET; 15) SOUTH 03 DEGREES 17 MINUTES 20 SECONDS EAST 10.88 FEET; 16) NORTH 86 DEGREES 17 MINUTES 20 SECONDS WEST 2.87 FEET; 17) SOUTH 03 DEGREES 42 MINUTES 40 SECONDS EAST 15.83 FEET; 18) SOUTH 03 DEGREES 42 MINUTES 40 SECONDS WEST 2.87 FEET; THENCE SOUTH 03 DEGREES 42 MINUTES 40 SECONDS WEST 2.87 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS (THE SITE COMMONLY KNOWN AS 950 WATERFORD LANE, NORTHBROOK, ILLINOIS).

**PARCEL II:**

FEE SIMPLE TITLE IN AND TO THE BUILDING AND ALL IMPROVEMENTS LOCATED ON THE BUILDING SITE LEGALLY DESCRIBED HEREIN (INCLUDING BUILDINGS AND IMPROVEMENTS WHICH IS LOCATED ON PORTIONS OF THE BUILDING SITE LEGALLY DESCRIBED HEREIN) DEFINED IN THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RIGHTS FOR THE ROYAL RIDGE SUBDIVISION DATE AND RECORDED WITH THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 3, 1997 AS DOCUMENT NO. 97820008 (THE "DECLARATION") WHICH CONSISTS OF A DWELLING UNIT (AS DEFINED IN THE DECLARATION); AND THE PROVISIONS OF THE GROUND LEASE.

**PARCEL III:**

EASEMENTS APPURTENANT TO PARCELS 1 AND 2 FOR THE BENEFIT OF THE BUILDING SITE LEGALLY DESCRIBED HEREIN FORTH IN THE AFORESAID DECLARATION.

FOR INFORMATIONAL PURPOSES ONLY, THIS PROPERTY IS COMMONLY KNOWN AS 950 WATERFORD LANE, BUILDING SITE 112, NORTHBROOK, IL 60062.

P.I.N. 04-14-301-120-0000

Cook County Clerk's Office