

# UNOFFICIAL COPY



ATTORNEYS'  
TITLE  
GUARANTY  
FUND,  
INC.

Doc#: 1400835112 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 01/08/2014 02:09 PM Pg: 1 of 2

**PREPARED BY AND MAIL TO:**  
Attorneys' Title Guaranty Fund, Inc.  
ATTN: August R. Butera  
One South Wacker Drive, 24<sup>th</sup> Floor  
Chicago, IL 60606-4654

## CERTIFICATE OF RELEASE

Date: December 5, 2013

Title Order No.:

130256302620

1. Name of mortgagor(s): John Edgren and Denise Conroy-Edgren
2. Name of original mortgagee: JPMorgan Chase Bank, NA
3. Name of mortgage servicer (if any):
4. Mortgage recording: 1307039002
5. The above referenced mortgage has been paid in accordance with the payoff statement received from Chase, and there is no objection from the mortgagee or mortgage servicer or its successor in interest to the recording of this certificate of release.
6. The person executing this certificate of release is an officer or duly appointed agent of a title insurance company authorized and licensed to transact the business of insuring titles to interests in real property in this State pursuant to Section 30 of the Mortgage Certificate of Release Act (765 ILCS 935/30).
7. This certificate of release is made on behalf of the mortgagor or a person who acquired title from the mortgagor to all or part of the property described in the mortgage.
8. The mortgagee or mortgage servicer provided a payoff statement.
9. The property described in the mortgage is as follows:

Legal Description:

PARCEL 1: UNIT NO. 407 IN MERRIMAC SQUARE CONDOMINIUM III AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 1 AND 4 IN PONTARELLI SUBDIVISION OF MERRIMAC SQUARE, A PART OF THE FRACTIONAL SOUTHEAST ¼ OF SECTION 18, TOWNSHIP 46 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO DECLARATION OF CONDOMINIUM MADE BY PARKWAY BANK AND TRUST COMPANY UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10345 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS COOK COUNTY AS DOCUMENT NUMBER 9337098 TOGETHER WITH ITS UNDIVIDED PERCENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY).

PARCEL 2: PERPETUAL, NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS OVER, ALONG AND UPON THE LAND, AS SET FORTH BELOW, AND FURTHER DELINEATED IN EXHIBIT "A" OF DOCUMENT NUMBER 92607113, FOR DRIVEWAYS, WALKWAYS, COMMON PARKING AND PARK AREAS AS CREATED BY DECLARATION OF COMMON EASEMENTS AND MAINTENANCE AGREEMENT DATED AUGUST 7, 1992 AND RECORDED AUGUST 14, 1992 AS DOCUMENT NUMBER 92607113 BY AND AMONG PARKWAY BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10345, PARKWAY BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 5, 1991 AND KNOWN AS TRUST NUMBER 10176 AND PARKWAY BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10346.

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