

UNOFFICIAL COPY

Doc#: 1411808164 fee: \$50.00
Date: 04/28/2014 12:30 PM Pg: 1 of 2
Cook County Recorder of Deeds
*RHSP:\$9.00 RPRF:\$1.00 FEES Applied

PREPARED BY:

JPMORGAN CHASE BANK, N.A
700 KANSAS LANE, MAIL CODE LA4-
3120
MONROE LA 71203

WHEN RECORDED MAIL TO:

UST-Global
Recording Department
345 Rouser Road; Suite 200
Moon Township PA 15108

SUBMITTED BY: Arlethia Reed

Loan Number: 3015175761

MERS PHONE#: 1-888-679-6377

RELEASE OF MORTGAGE

Illinois

KNOW ALL MEN BY THESE PRESENTS that, **JPMORGAN CHASE BANK, N.A.** holder of a certain mortgage, whose parties, dates and recording information are below, 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.

Original Mortgagor(S): ROBERT W RICHMOND AND LISA M NATION

Original Mortgagee(S): WASHINGTON MUTUAL BANK, FA

Original Instrument No: 0803205223

Date of Note: 01/25/2008

Original Recording Date: 02/01/2008

Property Address: 1487 N CLYBOURN AVE UNIT B CHICAGO, IL 60610

Legal Description: See exhibit A attached

PIN #: 17-04-115-053-0000

County: Cook County, State of IL

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on this date of 04/28/2014.

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, SUCCESSOR IN INTEREST BY PURCHASE FROM THE FDIC AS RECEIVER OF WASHINGTON MUTUAL BANK F/K/A WASHINGTON MUTUAL BANK, FA

Arlethia Reed

By: Arlethia Reed

Title: Vice President

State of LA }
Parish of Ouachita }

Before me, the undersigned notary public, duly commissioned and qualified in and for the parish and state aforesaid, personally came and appeared **Arlethia Reed** and acknowledged the due execution of the foregoing instrument.

Thus done and signed on **04/28/2014**.



Sharon Hutson

Notary Public: Sharon Hutson -

77031

My Commission Expires:

Lifetime Commission

Resides in: Ouachita

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Loan Number: 3015175767

EXHIBIT A

PARCEL 1: LEASEHOLD ESTATE (SAID LEASEHOLD ESTATE BEING DEFINED IN PARAGRAPH 1 (H) OF THE CONDITIONS AND STIPULATIONS OF THE POLICY) CREATED BY INSTRUMENT (REFERRED TO HEREIN AS THE SUBLEASE), A MEMORANDUM OF WHICH WAS RECORDED November 9, 2000 AS DOCUMENT NUMBER 00885777, WHICH DEMISES THE LAND BUT NOT THE IMPROVEMENTS LOCATED THEREON FOR A TERM OF YEARS BEGINNING October 2, 2000 AND ENDING November 30, 2093, BEING A SUBLEASE OF PART OF THAT LEASEHOLD ESTATE CREATED BY INSTRUMENT DATED February 1, 1995 (REFERRED TO HEREIN AS THE GROUND LEASE) A MEMORANDUM OF WHICH WAS RECORDED April 27, 1995 AS DOCUMENT NUMBER 95278768, WHICH DEMISES THE LAND AND OTHER LAND FOR A TERM OF YEARS BEGINNING October 2, 2000 AND ENDING November 30, 2093.

SUB-PARCEL A: THAT PART OF LOT 10 IN BLOCK 4 OF ORCHARD PARK SUBDIVISION, BEING GA SUBDIVISION IN THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NUMBER 98901233, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 10; THENCE NORTH 28 DEGREES 50 MINUTED 00 SECONDS EAST, ALONG THE SOUTHEASTERLY LINE OF SAID LOT 10, 24.99 FEET TO THE CENTERLINE AND ITS EXTENSION OF A PARTY WALL AND THE POINT OF BEGINNING, THENCE NORTH 61 DEGREES 6 MINUTES 00 SECONDS WEST, ALONG SAID CENTER LINE AND ITS EXTENSIONS 70.17 FEET TO THE NORTHWESTERLY LINE OF SAID LOT 10, THENCE 28 DEGREES 50 MINUTES 00 SECONDS, ALONG SAID NORTHWESTERLY LINE, 16.61 FEET TO THE CENTERLINE AND ITS EXTENSION OF A PARTY WALL, THENCE SOUTH 61 DEGREES 6 MINUTES 00 SECONDS EAST, ALONG SAID CENTERLINE AND ITS EXTENSION, 70.17 FEET TO THE SOUTHEASTERLY LINE OF SAID LOT 10; THENCE SOUTH 28 DEGREES 50 MINUTES 00 SECONDS WEST ALONG SAID SOUTHEASTERLY LINE, 16.61 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

SUB-PARCEL B: EASEMENT FOR INGRESS AND EGRESS IN FAVOR OF PARCEL 1 AS CREATED, DEFINED AND LIMITED BY INSTRUMENT (DECLARATION OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR ORCHARD PARK) DATED November 30, 1996 AND RECORDED December 31, 1996 AS DOCUMENT NUMBER 96983509 OVER, UPON AND ACROSS THE COMMON AREA (AS DEFINED AND DESCRIBED THEREIN

SUB-PARCEL C: EASEMENT FOR INGRESS AND EGRESS IN FAVOR OF PARCELS A AND B CREATED, DEFINED AND LIMITED BY INSTRUMENT (EASEMENT AGREEMENT) RECORDED September 6, 1996 AS DOCUMENT NUMBER 96683222 OVER, UPON AND ACROSS PRIVATE STREET.

PARCEL 2: IMPROVEMENTS (BUT NOT COMMON AREA IMPROVEMENTS) AS CREATED, DEFINED AND LIMITED BY INSTRUMENT (DECLARATION OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR ORCHARD PARK) DATED November 30, 1996 AND RECORDED December 31, 1996 AS DOCUMENT NUMBER 96983509 LOCATED ON THE LAND.