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This instrument was prepared by:

Dean J. Lurie 1 E Wacker Drive, Suite 2610 Chicago IL 60601

After recording return to: Dean J. Lurie 1 E Wacker Drive, Suite 2610 Chicago IL 60601

1000 M



Doc#: 1524401001 Fee: \$44.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 09/01/2015 09:33 AM Pg: 1 of 4

For Recorder's Office Use Only

RELEASE OF MORTGAGE

THIS RELEASE OF MORTGAGE (this "Release") made as of August 6, 2015 by SEAN TANNER ("Mortgagee") in favor of STRATA INVESTMENTS, LLC, whose address is 2232 N Clybourn Avenue, Chicago, IL 60614 ("Mortgagor").

In consideration of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged by Mortgagee, Mortgagee herety releases and forever discharges Mortgagor from that certain Mortgage dated September 4, 2015 and recorded October 20, 2014 as Document Number 1429356030 in the amount of Seventy Five Thousand and No/100 (\$75,000.00)

SEE EXHIBIT "A" ATTACHED

IN WITNESS WHEREOF, this Release is executed by Mortgagees as of the date and year first above written.

MORTGAGEE

SEAN TANNER

S P T

S_N SCX

INTO

Acknowledgment
Jonathan D. Kramer, Notary Public

SEE ATTACHED NOTARY CERTIFICATE

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1524401001 Page: 2 of 4

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EXHIBIT A LEGAL DESCRIPTION

LOT 3 IN EDWARD A. BERN'S SUBDIVISION OF LOT 10 IN BLOCK 3 IN WILLIAM FLEMING'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 27, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 20-27-225-039-0000

Commonly income as: 7436 E. Ebarhart Avenue 60619

1 fle

RECONSCIENTY
SCANNED BY

Acknowledgment

Jonathan D. Kramer, Notary Public

SEE ATTACHED NOTARY CERTIFICATE

AUG 0 5 2015

1524401001 Page: 3 of 4

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STATE OF California

COUNTY OF Los Angeles
SS

The undersigned, a notary public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY THAT, SEAN TANNER**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN UMDER MY HAND AND OFFICIAL SEAL this Of day of August, 2015.

THIS INSTRUMENT WAS PREPARED BY AND MAIL TO:

Dean J. Lurie STONE POGRUND & KOREY LLC 1 E Wacker Drive, Suite 2610 Chicago, IL 60601

AUG 0 5 2715

Acknowledgment

SEE ATTACHED NOTARY CERTIFICATE

Jonathan D. Kramer, Notary Public

C/O/X/S O/S/CO

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ALL-PURPOSE ACKNOWLEDGMENT
Duplicate Embossment
On Griginal Document
Jonathan D. Kramer, Notary Public

AUG 0 5 2015



CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT **CIVIL CODE § 1189** A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document. State of California County of AUG 0 5 2015 Los Angeles Diffore me, _Jonathan D. Kramer, Notary Public Here Insert Name and Title of the Officer Date ANNE personally appeared Name(s) of Signer(s) who proved to me on the basis of satisfactory evic'ence to be the person(s), whose name(s) is/ere subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(iee), and that by his/heir signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws JONATHAN D. KRAMER of the State of California that the foregoing paragraph is true and correct. WITNESS my hand and official seal. Signature Jonathan D. Kramer, Notary Public Signature of Notary Public Jonathan D. Kramer, Notary Public Place Notary Seal Above **OPTIONAL** Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document. **Description of Attached Document** Title or Type of Document: Document Date: Number of Pages: Signer(s) Other Than Named Above: Capacity(ies) Claimed by Signer(s) Signer's Name: Signer's Name: ☐ Corporate Officer — Title(s): _ □ Corporate Officer — Title(s): ___ ☐ Partner — ☐ Limited ☐ General ☐ Partner — ☐ Limited ☐ General □ Individual ☐ Attorney in Fact ☐ Individual ☐ Attorney in Fact ☐ Trustee ☐ Guardian or Conservator ☐ Trustee ☐ Guardian or Conservator ☐ Other: ☐ Other:

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Signer Is Representing:

Signer Is Representing: