

# UNOFFICIAL COPY



**First American**



Doc#: 1605712009 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/26/2016 08:44 AM Pg: 1 of 2

**CERTIFICATE OF  
RELEASE  
FIRST AMERICAN TITLE  
FILE # 2716621**

1/2

Date: February 17, 2016

Title Order No.: 2716621

Name of Mortgagor(s): James P. Fitzmaurice and Eileen Fitzmaurice, husband and wife, as joint tenants

Name of Original Mortgagee: *Mers, Inc. as nominee for Metropolitan Bank Group*

Name of Mortgage Servicer (if any): Nationwide Advantage Mortgage

Mortgage Recording: Volume: Page: or Document No.: *1312912165*

The above referenced mortgage has been paid in accordance with the payoff statement and there is no objection from the mortgagee or mortgage servicer or its successor in interest to the recording of this certificate of release.

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 interest in real property in this State pursuant to Section 30 of the Mortgage Certificate of Release Act.

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.

The mortgagee or mortgage servicer provided a payoff statement.

The property described in the mortgage is as follows:

See Attached Exhibit "A"

Permanent Index Number: 19-31-215-009-0000 Vol. 191  
Common Address: 8016 Nashville Avenue, Burbank, IL 60459

**First American Title Insurance Company**

By: *Linda Minnich*

Its: Authorized Signatory

Address: 8707 West 95th Street, Hickory Hills, IL 60457

Telephone No.: (708)430-2932

State of Illinois )  
County of *Cook* )ss

*Linda Minnich*

This instrument was acknowledged before me on February 17, 2016 by as Authorized Signatory of First American Title Insurance Company.

*Rose Niven*

Notary Public, State of Illinois  
My commission expires: *12-7-17*

OFFICIAL SEAL  
ROSE NIVEN  
NOTARY PUBLIC - STATE OF ILLINOIS  
MY COMMISSION EXPIRES: 12/07/17

Prepared By: Martin J. Cann, First American Title Insurance Company, 27775 Diehl Road, Warrenville, Illinois 60555

Mail To: James P. Fitzmaurice and Eileen Fitzmaurice, 8016 Nashville Avenue, Burbank, IL 60459

S Y  
P 2  
S N  
SC V  
INT AB

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## EXHIBIT A - LEGAL DESCRIPTION

LOT THREE (3) IN GILBERT AND WOLF'S NASHVILLE GARDENS, A SUBDIVISION OF LOT SIXTEEN (16) IN FREDERICK H. BARTLETT'S 79TH STREET ACRES, BEING A SUBDIVISION OF THE NORTH EAST QUARTER OF SECTION THIRTY ONE (31), TOWNSHIP THIRTY EIGHT (38) NORTH, RANGE THIRTEEN (13) EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office