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Prepared by:

LIEN RELEASE
JPMORGAN CHASE BANK, N.A
700 KANSAS LANE, MAIL CODE LA4-3120
MONROE LA 71203
Telephone No.: 1-866-756-8747

Doc#: 1623008036 Fee: \$54.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/17/2016 09:22 AM Pg: 1 of 4

When Recorded return to:

UST-Global
Recording Department
PO Box 1178
Coraopolis PA 15211

RELEASE OF MORTGAGE

Pursuant to 765 Ill. Comp. Stat. ANN. 905/3.

KNOW ALL MEN BY THESE PRESENTS, that **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.**, owner of record of a certain mortgage from **JUSTIN KAY AND CRISTIN CARTER KAY** to **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR WINTRUST MORTGAGE, A DIVISION OF BARRINGTON BANK AND TRUST CO., N.A., ITS SUCCESSORS AND ASSIGNS**, dated **12/29/2015** and recorded on **01/12/2016**, in Book **N/A**, at Page **N/A**, and/or Document **1601222062** in the Recorder's Office of **Cook** County, State of Illinois, does hereby acknowledge that it has received full payment and satisfaction of the same and of the debt thereby secured and, in consideration thereof, it does hereby cancel and discharge said mortgage upon property situated to wit:

See exhibit A attached

Tax/Parcel Identification number: **14-30-403-229-0000**

Property Address: **1717 W SCHUBERT AVE CHICAGO, IL 60614**

Witness the due execution hereof by the owner and holder of said mortgage on 08/16/2016.

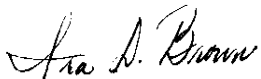
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.



Veronica Bridgewater
Vice President

State of LA }
Parish of Ouachita }

On **08/16/2016**, before me appeared **Veronica Bridgewater**, to me personally known, who did say that he/she the **Vice President** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.**, and that the instrument was signed on behalf of the corporation (or association), by authority from its board of directors, and that he/she acknowledged the instrument to be the free act and deed of the corporation (or association).



Ira D Brown - 16206, Notary Public
Lifetime Commission

IRA D. BROWN
OUACHITA PARISH, LOUISIANA
LIFETIME COMMISSION
NOTARY ID# 16206

Loan No.: 1110681328

MIN: **100031200012721764**
MERS Phone (if applicable): **1-888-679-6377**

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Loan Number: 1110681328

EXHIBIT A

Parcel 1: Lot th-53 in the Hartland Park II subdivision, being a resubdivision of part of Lot 2 and Lot 3 in the northwestern Terra Cotta Company's resubdivision of a part of the Northeast quarter of the Southeast quarter of Section 30, Township 40 North, Range 14, East of the Third Principal Meridian, according to the Plat thereof recorded July 23, 2007 as Document number 0720422066, in Cook County, Illinois. **Parcel 2:** Easements for the benefit of Parcel 1 as created by declaration of Covenants, Conditions, Restrictions and Easements for Hartland Park II Townhomes recorded August 1, 2007 as Document number 0721315129 for support, party walls, utilities, access and public services, as more fully described therein and according to the terms set forth therein. **Parcel 3:** Non-exclusive easement for the benefit of Parcel 1 as created by declaration of Covenants, Conditions, Restrictions and Easements for Hartland Park II Townhomes recorded as Document number 0721315129, for access to and use of TH-Stair-8, 9, 10 and 11. **Parcel 4:** Easements for the benefit of Parcel 1 as created by the Declaration of Covenants, Conditions, Restrictions and Easements for Hartland Park Master Homeowners Association, recorded October 11, 2005 as Document number 0528418110, and rerecorded to correct the Legal description on October 12, 2005 as Document number 0528527027, and as amended from time to time, as more fully described therein and according to the terms set forth therein. **Parcel 5:** The following easements as created by grant of easements dated January 24, 1968 and recorded February 14, 1968 as Document 20464465 made by and among American National Bank and Trust Company of Chicago, as trustee under Trust number 25629, American National Bank and Trust Company of Chicago, as trustee under trust number 25630, Joseph R. Rizzo and Mary L. Rizzo, his wife and American National Bank and Trust Company of Chicago, as trustee under trust number 25628, said easements being described as follows: **Easement E.I:** Easement for Ingress and egress appurtenant to and for the benefit of Parcels 2, 3 and 4 aforesaid over, across and upon that part of lot or block 3, together with that part of vacated North Hermitage Avenue lying east of and adjoining said lot or block 3, all in northwestern Terra Cotta Company's resubdivision of a part of the northeast 1/4 of the southeast 1/4 of Section 30, township 40 north, range 14, east of the third principal Meridian, included with a parcel of land bounded and described as follows: Beginning at the point of intersection of the East Line of the West 26 feet of said vacated North Hermitage Avenue with the North Line of West Wrightwood Avenue, and running thence north along said East Line of the of the West 26 feet, a distance of 80 feet; thence northeastwardly a distance of 59.94 feet to a point which is 39 feet east from the West Line of said vacated North Hermitage Avenue and 138.50 feet north from said North Line of West Wrightwood Avenue; thence northwestwardly a distance of 92.59 feet to a point on the east line of said West 26 feet which is 230 feet north from said North Line of West Wrightwood Avenue; thence North Along said East Line of the West 26 feet a distance of 260.15 feet to the point of intersection of the East Line of the West 26 feet aforesaid, with a

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Loan Number: 1110681328

westward extension of the center line of the South Wall (measuring 121/2 inches in thickness), of a one story brick building situated upon lot or block 2 in said northwestern Terra Cotta Company's resubdivision; Thence West along said Westward extension of the center line of Said Brick Wall a distance of 41.32 feet to a point on the West Line of the east 15.32 feet of said lot or block 3 which is 509.85 feet north from the South Line of Said Lot or block 3; thence South along said West Line of the east 15.32 feet of said lot or block 3, distance of 74.88 feet to the North Line of the South 435 feet said Lot or Block 3; Thence East along said North Line of the South 435 feet of Said Lot or block 3 a distance of 0.32 feet to a point which is 15 feet west from Parcel 1: Lot th-53 in the Hartland Park II subdivision being a resubdivision of part of Lot 2 and Lot 3 in the northwestern Terra Cotta Company's resubdivision of a part of the Northeast quarter of the Southeast quarter of Section 30, Township 40 North, Range 14, East of the Third Principal Meridian, according to the Plat thereof recorded July 23, 2007 as Document number 0720422066, in Cook County, Illinois. Parcel 2: Easements for the benefit of Parcel 1 as created by declaration of Covenants, Conditions, Restrictions and Easements for Hartland Park II Townhomes recorded August 1, 2007 as Document number 0721315129 for support, party walls, utilities, access and public services, as more fully described therein and according to the terms set forth therein. Parcel 3: Non-exclusive easement for the benefit of Parcel 1 as created by declaration of Covenants, Conditions, Restrictions and Easements for Hartland Park II Townhomes recorded as Document number 0721315129, for access to and use of TH-Stair-8, 9, 10 and 11. Parcel 4: Easements for the benefit of Parcel 1 as created by the Declaration of Covenants, Conditions, Restrictions and Easements for Hartland Park Master Homeowners Association, recorded October 11, 2005 as Document number 0528418110, and rerecorded to correct the Legal description on October 12, 2005 as Document number 0528527027, and as amended from time to time, as more fully described therein and according to the terms set forth therein. Parcel 5: The following easements as created by grant of easements dated January 24, 1968 and recorded February 14, 1968 as Document 20404465 made by and among American National Bank and Trust Company of Chicago, as trustee under Trust number 25629, American National Bank and Trust Company of Chicago, as trustee under trust number 25630, Joseph R. Rizzo and Mary L. Rizzo, his wife and American National Bank and Trust Company of Chicago, as trustee under trust number 25628, said easements being described as follows: Easement E.I: Easement for Ingress and egress appurtenant to and for the benefit of Parcels 2, 3 and 4 aforesaid over, across and upon that part of lot or block 3, together with that part of vacated North Hermitage Avenue lying east of and adjoining said lot or block 3, all in northwestern Terra Cotta Company's resubdivision of a part of the northeast 1/4 of the southeast 1/4 of Section 30, township 40 north, range 14, east of the third principal Meridian, included with a parcel of land bounded and described as follows: Beginning at the point of intersection of the East Line of the West 26 feet of said vacated North Hermitage Avenue with the North Line of West Wrightwood Avenue, and running thence north along said East Line of the of the West 26 feet, a distance of 80 feet; thence northeastwardly a distance of 59.94 feet to a point which is 39 feet east from the West Line of said vacated North Hermitage Avenue and 138.50 feet north from said North Line of West Wrightwood Avenue; thence northwestwardly a distance of 92.59 feet to a point on the east line of said West 26 feet which is 230 feet north from said North Line of West Wrightwood Avenue; thence North Along said East Line of the West 26 feet a distance of

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260.15 feet to the point of intersection of the East Line of the West 26 feet aforesaid, with a westward extension of the center line of the South Wall (measuring 121/2 inches in thickness), of a one story brick building situated upon lot or block 2 in said northwestern Terra Cotta Company's resubdivision; Thence West along said Westward extension of the center line of Said Brick Wall a distance of 41.32 feet to a point on the West Line of the east 15.32 feet of said lot or block 3 which is 509.85 feet north from the South Line of Said Lot or block 3; thence South along said West Line of the east 15.32 feet of said lot or block 3, distance of 74.95 feet to the North Line of the South 435 feet said Lot or Block 3; Thence East along said North Line of the South 435 feet of Said Lot or block 3 a distance of 0.32 feet to a point which is 15 feet west from Lot or block 3) and running thence south along the West Line of said East 15.32 feet of said lot or block 3, a distance of 30 feet; Thence East along the North Line of the south 838.96 feet of said lot or block 3, a distance of 15.32 feet more or less to the east line of Said Lot or block 3; thence North along the East Line of said lot or block 3, a distance of 30 feet, and thence West along the North Line of the south 868.96 feet of said lot or block 3, a distance of 15.32 feet to the point of beginning, in Cook County, Illinois; Easement E. VIII: Easement for the operation, maintenance, repair, Inspection and replacement of existing telephone, electric, gas, water, sewer and Sprinkler System Lines and installations appurtenant to and for the benefit of parcels 2, 3 and 4 over, across and upon all that part of the West 36 feet of vacated hermitage avenue lying south of and adjoining the South Line of Parcel 2 aforesaid, in Cook County, Illinois. Parcel 6: Non-exclusive easement for Ingress and egress over and across the land legally described as follows: The West 18.00 feet of the east 140.00 feet of the east 140.00 feet of the south 675.00 feet of lot 2 in the northwestern Terra Cotta Company's resubdivision of part of the northeast quarter of the southeast quarter of section 30, township 40 north, range 14 east of the Third Principal Meridian, in Cook County, Illinois As granted by the reciprocal easement agreement dated as of February 28, 2006 and recorded March 10, 2006 as document number 0606945115, made by and between Hartland Park II LLC, an Illinois Limited Liability Company and the Columbia Place South Homes Owners' Association, an Illinois Not-for-Profit Corporation. Parcel 7: Non-exclusive easement for Ingress and egress over and across the "Paulina-Schubert easement parcel", as more particularly defined, described and granted in the declaration of ownership and of easements, restrictions, covenants and by-laws for the Paulina-Schubert Homeowners' Association, recorded September 29, 2006 as Document number 0627216066, made by and between Paulina-Schubert Associates, LLC, and wrightwood-paulina II, LLC.