

# UNOFFICIAL COPY

THIS INSTRUMENT PREPARED BY  
AND AFTER RECORDING MAIL TO:

**CANDICE MAPLES**  
**PNC MORTGAGE (B6-YM14-01-5)**  
**3232 NEWMARK DRIVE**  
**MIAMISBURG, OH 45342**  
**ATTN: PAYOFFS**  
**P.O.Box 8820**  
**Dayton, OH 45482 - 0449**

**1000163823**  
**JAMES GROAH**  
PO Date: 06/22/2017

Doc#: 1717706154 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/26/2017 12:58 PM Pg: 1 of 3

FOR PROTECTION OF OWNER, THIS  
RELEASE SHALL BE FILED WITH THE  
RECORDER OR THE REGISTRAR OF  
TITLES IN WHOSE OFFICE THE  
MORTGAGE OR DEED OF TRUST WAS FILED. **MERS # 100903100000163364 MERS PHONE: 1-888-679-6377**

## RELEASE OF MORTGAGE

THIS CERTIFIES that a certain mortgage executed by

**JAMES GROAH AND SUSAN GROAH, HUSBAND AND WIFE, AS TENANTS IN COMMON**

to **BRIDGEVIEW BANK MORTGAGE COMPANY LLC** dated **October 3, 2012** calling for the original principal sum  
of dollars (**\$186,000.00**), and recorded in Mortgage Record , page and/or instrument # **1228650018**, of the records  
in the office of the Recorder of **COOK COUNTY, ILLINOIS**, more particularly described as follows, to wit:

**8743 CRYSTAL CREEK DRIVE, ORLAND PARK IL. - 60462**

Tax Parcel No. **27-23-118-010-0000**

SEE ATTACHED EXHIBIT A.

is hereby fully released and satisfied.

IN WITNESS WHEREOF, the undersigned has hereunto set its corporate hand and seal by its proper officers, they  
being thereto duly authorized, this **26th** day of **June, 2017**.

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC. AS NOMINEE FOR BRIDGEVIEW BANK  
MORTGAGE COMPANY LLC** its successors and assigns

By



**MICHELLE F PYBURN**  
Its **ASSISTANT SECRETARY**

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MERS # 100903100000163364 MERS PHONE: 1-888-679-6377

JAMES GROAH


State of OHIO )  
County of MONTGOMERY COUNTY ) SS:

Before me, the undersigned, a Notary Public in and for said County and State this 26th day of June, 2017 ,  
personally appeared MICHELLE F PYBURN, ASSISTANT SECRETARY, of

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC.AS NOMINEE FOR BRIDGEVIEW BANK  
MORTGAGE COMPANY LLC its successors and assigns

who as such officers for and on its behalf acknowledged the execution of the foregoing instrument.

Witness my hand and Notarial Seal

*Karen S Bean*  
  
**KAREN S BEAN**  
NOTARY PUBLIC  
IN AND FOR  
THE STATE OF OHIO  
MY COMMISSION EXPIRES  
**June 29, 2019**

\_\_\_\_\_  
Notary Public  
**KAREN S BEAN**  
My commission expires **6/29/2019**

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**JAMES GROAH**

**1000163823**

PO Date: **06/22/2017**

## EXHIBIT A

UNIT 19: THAT PART OF LOT 7 IN HIGHLAND BROOK, BEING A SUBDIVISION OF PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 7; THENCE SOUTH 38 DEGREES 34 MINUTES 42 SECONDS EAST ALONG THE EASTERLY LINE OF SAID LOT 7, 19.14 FEET; THENCE SOUTH 51 DEGREES 25 MINUTES 18 SECONDS WEST PERPENDICULAR TO THE LAST DESCRIBED LINE, 35.57 FEET; THENCE SOUTH 30 DEGREES 56 MINUTES 38 SECONDS WEST, 80.00 FEET; THENCE SOUTH 59 DEGREES 03 MINUTES 22 SECONDS WEST 41.18 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 59 DEGREES 03 MINUTES 22 SECONDS WEST 32.00 FEET; THENCE NORTH 59 DEGREES 03 MINUTES 22 SECONDS EAST, 32.00 FEET; THENCE SOUTH 30 DEGREES 56 MINUTES 38 SECONDS WEST, 80.00 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS. EASEMENT FOR INGRESS AND EGRESS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL AS SET FORTH IN DECLARATION FOR HIGHLAND BROOK TOWNHOUSE RECORDED MAY 19, 1997 AS DOCUMENT 97351142.