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FOR THE PROTECTION OF  
THE OWNER, THIS RELEASE  
SHALL BE FILED WITH THE  
RECORDER OF DEEDS OR  
THE REGISTRAR OF TITLES  
IN WHOSE OFFICE THE  
MORTGAGE OR DEED OF  
TRUST WAS FILED.

Doc#: 2030813079 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 11/03/2020 10:27 AM Pg: 1 of 4

## RELEASE MORTGAGE

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

KNOW ALL MEN BY THESE PRESENTS, that **JPMORGAN CHASE BANK, N.A.**, owner of record of a certain mortgage from **ARNOLD HANSMANN AND BARBARA HANSMANN** to **JPMORGAN CHASE BANK, N.A.**, dated **02/16/2016** and recorded on **02/22/2016**, in Book N/A at Page N/A, and/or as Document **1605342053** in the Recorder's Office of **Cook County, State of Illinois**, does hereby acknowledge 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.

Legal Description: **See exhibit A attached**

Tax/Parcel Identification number: **04-14-304-01 7-4 127**

Property Address: **2176 WASHINGTON DR NORTHBROOK, IL 60062**

Witness the due execution hereof by the owner of said mortgage on **10/05/2020**.

**JPMORGAN CHASE BANK, N.A.**

*Rhonda B Bias*

Rhonda B Bias

Vice President - Document Execution

STATE OF **Louisiana** } s.s.  
PARISH OF **Ouachita**

On **10/05/2020**, before me appeared **Rhonda B Bias**, to me personally known, who d/o say that s/he/they is (are) the **Vice President - Document Execution** of **JPMORGAN CHASE BANK, N.A.** and that the instrument was signed on behalf of the corporation (or association), by authority from its board of directors, and that s/he/they acknowledged the instrument to be the free act and deed of the corporation (or association).

*Angela Ruth Payne*

Angela Ruth Payne - 60422, Notary Public

**Lifetime Commission**

**ANGELA RUTH PAYNE**  
**OUACHITA PARISH, LOUISIANA**  
**LIFETIME COMMISSION**  
**NOTARY ID # 60422**

**Prepared by/Record and Return to:**

**LIEN RELEASE**

**JPMORGAN CHASE BANK, N.A**

**700 KANSAS LANE, MAIL CODE LA4-3120**

**MONROE LA 71203**

**Telephone Nbr: 1-866-756-8747**

Loan No.: 1443224928

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LOAN NUMBER: 1443224928

## EXHIBIT A

The Estate or interest in the Land described below and covered herein is:

(I) The leasehold estate (said leasehold estate being defined in paragraph 1.C of the Alta leasehold endorsement(s) attached Hereto), created by the instrument herein referred to as the lease, executed by Chicago Title Land Trust Company as Trustee Under Trust Agreement dated July 17, 2007 and known as Trust number 1114335 as lessor, and KZF Townhomes Ventures, L.L.C., as lessee, dated July 17, 2007, which lease was recorded July 18, 2007 as document 0719944005, and First Amendment recorded January 11, 2008 as document 0801131112 which lease demises the following described Land for a term of years beginning July 17, 2007 and ending December 31, 2158 (Except the buildings and improvements located on the Land):

Lot EC-1 in the final Plat of Subdivision of Techny Parcels EC-1 and EC-2, being a Subdivision of part of the West Half of section 14, and part of the Southeast Quarter of Section 15, all in Township 42 North, Range 12 East of the Third Principal Meridian, according to the Plat thereof recorded February 27, 2004 as document number 0405844049, in Cook County, Illinois

And excluding the following described Parcels:

Excluded Parcel 0001 (EC-1 Plat-of-highways)

That part of Lot EC-1 in the final Plat of Subdivision of Techny Parcels EC-1 and EC-2, being a Subdivision of part of the West Half of section 14, and part of the Southeast Quarter of Section 15, in Township 42 North, Range 12 East of the Third Principal Meridian, according to the Plat thereof recorded February 27, 2004 as document number 0405844049, described as follows: beginning at the most Northerly corner of said Lot EC-1; thence Southeasterly along the Westerly line of Waukegan Road as monumented and occupied, being also the Easterly line of said Lot EC-1, the following five (5) courses and distances: 1) South 40 degrees 09 minutes 18 seconds East, a distance of 371.91 feet to a point of curvature; 2) Southeasterly along an arc of a curve concave to the Southwest, having a radius of 4513.77 feet, having a chord bearing of South 38 degrees 02 minutes 38 seconds East, a distance of 647.86 feet to a point of Tangency; 3) South 31 degrees 55 minutes 54 seconds East, a distance of 536.65 feet to a point of curvature; 4) Southeasterly along the arc of a curve concave to the Southwest, having a radius of 10462.92 feet, having a chord bearing of South 30 degrees 50 minutes 14 seconds East, a distance of 398.71 feet to a point of Tangency; 5) South 29 degrees 44 minutes 54 seconds East, a distance of 190.09 feet to the Southeast corner of Said Lot EC-1, being also the North Line of Kamp Drive as heretofore dedicated by instrument recorded December 22, 2000 as document number 0001007540; thence South 60 degrees 15 minutes 06 seconds West along said North Line of Kamp Drive a distance of 49.00 feet; thence North 15 degrees 15 minutes 06 seconds East, a distance of

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21.21 feet; thence North 29 degrees 44 minutes 54 seconds West, a distance of 175.09 feet to a point of curvature; thence Northwesterly along an arc of a curve concave to the Southwest, having a radius of 10428.92 feet, having a chord bearing of North 30 degrees 50 minutes 24 seconds West, a distance of 397.42 feet to a point of tangency; thence North 31 degrees 55 minutes 54 seconds West, a distance of 536.65 feet to a point of curvature; thence Northwesterly along an arc of a curve concave to the Southwest, having a radius of 4479.77 feet, having a chord bearing of North 36 degrees 02 minutes 36 seconds West, a distance of 642.98 feet to a point of tangency; thence North 40 degrees 09 minutes 19 Seconds West, a distance of 314.59 feet; thence North 52 degrees 34 minutes 29 seconds West, a distance of 11.10 feet to the Northerly line of said Lot EC-1, being also the Southerly line of heretofore dedicated Founders Drive per document recorded February 27, 2004 as number 0405839014; thence North 46 degrees 28 minutes 03 seconds East along said Southerly line of Founders Drive a distance of 82.10 feet the place of beginning, in Cook County, Illinois.

(II) Fee simple title in and to the building and all improvements (But excluding the Land) located on:

Unit 161, 2176 Washington Drive in the Meadow Ridge Condominiums, as delineated on a survey of the following described tract of Land:

Lot EC-1 in the final Plat of Subdivision of Techny Parcels EC-1 and EC-2, being a Subdivision of part of the West Half of section 14, and part of the Southeast Quarter of Section 15, all in Township 42 North, Range 12 East of the Third Principal Meridian, according to the Plat thereof recorded February 27, 2004 as document number 0405844049, in Cook County, Illinois, and excluding the following described Parcels:

Excluded Parcel 0001 (EC-1 Plat-of-highways)

That part of Lot EC-1 in the final Plat of Subdivision of Techny Parcels Ec-1 and Ec-2, being a Subdivision of part of the West Half of section 14, and part of the Southeast Quarter of Section 15, in Township 42 North, Range 12 East of the Third Principal Meridian, according to the Plat thereof recorded February 27, 2004 as document number 0405844049, described as follows: beginning at the most Northerly corner of Said Lot EC-1; thence Southeasterly along the Westerly line of Waukegan Road as monumented and occupied, being also the Easterly line of said Lot EC-1, the following five (5) courses and distances: 1) South 40 degrees 09 minutes 19 seconds East, a distance of 371.91 feet to a point of curvature; 2) Southeasterly along an arc of a curve concave to the Southwest, having a radius of 4513.77 feet, having a chord bearing of South 36 degrees 02 minutes 36 seconds East, a distance of 647.86 feet to a point of Tangency; 3) South 31 degrees 55 minutes 54 seconds East, a distance of 536.65 feet to a point of curvature; 4) Southeasterly along the arc of a curve concave to the Southwest, having a radius of 10462.92 feet, having a chord bearing of South 30 degrees 50 minutes 24 seconds East, a distance of 398.71 feet to a point of Tangency; 5) South 29 degrees 44 minutes 54 seconds East, a distance of 190.09 feet to the Southeast corner of Said Lot EC-1, being also the North Line of Kamp Drive as heretofore dedicated by instrument recorded December 22, 2000 as document number 0001007540; thence South 60 degrees 15 minutes 08 Seconds West along said North Line of Kamp Drive a distance of 49.00 feet; thence North 15 degrees 15 minutes 06 seconds East, a distance of 21.21 feet; thence North 29 degrees 44 minutes 54 seconds West, a distance of 175.09 feet to a point of curvature; thence Northwesterly along an arc of a curve concave to the Southwest, having a radius of 10428.92 feet, having a chord bearing of North 30 degrees 50 minutes 24 seconds West, a distance of 397.42 feet to a point of tangency; thence North 31 degrees 55 minutes 54 seconds West, a distance of 536.65 feet to a point of curvature; thence Northwesterly along an arc of a curve concave to the

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Southwest, having a radius of 4479.77 feet, having a chord bearing of North 36 degrees 02 minutes 36 seconds West, a distance of 842.98 feet to a point of tangency; thence North 40 degrees 09 minutes 19 seconds West, a distance of 314.59 feet; thence North 82 degrees 34 minutes 29 seconds West, a distance of 71.10 feet to the Northerly line of said Lot EC-1, being also the Southerly line of heretofore dedicated

Founders Drive per document recorded February 27, 2004 as number 0405838014; thence North 46 degrees 28 minutes 03 seconds East along said Southerly line of Founders Drive a distance of 82.10 feet the place of beginning, in Cook County, Illinois.

Which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as document number 0829134106, amended by First Amendment recorded November 21, 2008 as document 0832645065, amended by Second Amendment recorded November 24, 2008 as document 0832945042, amended by Third Amendment recorded January 9, 2009 as document 0900916036; together with its undivided percentage interest in the common elements in Cook County, Illinois

PROPERTY of Cook County Clerk's Office