

# UNOFFICIAL COPY

Doc#. 2107617015 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/17/2021 09:17 AM Pg: 1 of 2

## ILLINOIS

COUNTY OF COOK (A)  
LOAN NO.: 0504666076

PREPARED BY: FIRST AMERICAN MORTGAGE  
SOLUTIONS

1795 INTERNATIONAL WAY  
IDAHO FALLS, ID 83402

WHEN RECORDED MAIL TO:

FIRST AMERICAN MORTGAGE SOLUTIONS

1795 INTERNATIONAL WAY

IDAHO FALLS, ID 83402

PH. 208-528-9895

PARCEL NO. 07-23-101-011-1014



## RELEASE OF MORTGAGE

The undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FLAGSTAR BANK, FSB, ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, the Mortgagee of that certain Mortgage described below, does hereby release and reconvey, to the persons legally entitled thereto, all of its right, title, and interest in and to the real estate described in said Mortgage, forever satisfying, releasing, cancelling, and discharging the lien from said Mortgage.

Said Mortgage dated MARCH 29, 2017 executed by AMIT JAIN AND KEERTI SHAH, Mortgagor, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FLAGSTAR BANK, FSB, ITS SUCCESSORS AND ASSIGNS, Original Mortgagee, and recorded on APRIL 05, 2017 as Instrument No. 1709546070 in the Office of the Recorder of Deeds for COOK (A) County, State of ILLINOIS.

LEGAL DESCRIPTION: SEE ATTACHED LEGAL DESCRIPTION

PROPERTY ADDRESS: 733 SUNFISH PT, SCHAUMBURG, IL 60194

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on FEBRUARY 19, 2021.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FLAGSTAR BANK, FSB, ITS SUCCESSORS AND ASSIGNS

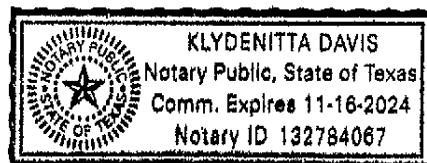
  
ANGELA M. FREEMAN, VICE PRESIDENT

STATE OF TEXAS COUNTY OF DALLAS ) ss.

On FEBRUARY 19, 2021, before me, KLYDENITTA DAVIS, personally appeared ANGELA M. FREEMAN known to me to be the VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FLAGSTAR BANK, FSB, ITS SUCCESSORS AND ASSIGNS the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.



KLYDENITTA DAVIS (COMMISSION EXP. 11/16/2024)  
NOTARY PUBLIC



POD: 20210216

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MIN: 100052550466607669

MERS PHONE: 1-888-679-6377

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0504666076

JAIN, SHAH

## LEGAL DESCRIPTION:

Unit number "B", as delineated on survey of the following described parcel of real estate (hereinafter referred to as parcel):

that part of Lot 4 in Dunbar Lakes, being a Subdivision in the North 1/2 of Section 23, Township 41 North, Range 10 East of the Third Principal Meridian, described as follows:

Beginning at the NorthEast Corner of Lot 4, Aforesaid; thence South 00 Degrees 41 Minutes 18 Seconds West along the East Line of Lot 4 aforesaid 117.92 feet to a point (hereinafter referred to as point 'A'); thence continuing South 00 Degrees 41 Minutes 18 Seconds along said East line 586.40 feet; thence North 89 Degrees 18 Minutes 42 Seconds West, 200.50 feet; thence North 00 Degrees 41 Minutes 18 Seconds East, 432.85 feet; thence North 39 Degrees 19 Minutes 03 Seconds West, 93.21 feet to a point (hereinafter referred to as point 'B'); thence continuing North 39 Degrees 19 Minutes 03 Seconds West, 118.21 feet to a point on the North Line of Lot 4 aforesaid (being an arc convex Southerly and having a radius of 1040.00 feet) and 24.84 feet SouthWesterly (as measured along said Northerly Line of Lot 4) of a point of Tangency (hereinafter referred to as point 'C'); thence Easterly along said Northerly line, a distance of 24.84 feet to point 'C' aforesaid; thence North 50 Degrees 40 Minutes 57 Seconds East along the Tangent to last described arc for a distance of 42.16 feet to a point of curvature; thence Easterly along an arc convex Northerly and having a radius of 285.00 feet for a distance of 199.00 feet to a point of tangency; thence South 89 Degrees 18 Minutes 42 Seconds East along the Tangent to the last described arc for a distance of 101.69 feet to the NorthEast corner of Lot 4 aforesaid, and the point of beginning except therefrom that part described as follows:

Beginning at the NorthEast Corner of Lot 4 aforesaid; thence South 00 Degrees 41 Minutes 18 Seconds West along the East Line of Lot 4 aforesaid 117.92 feet to point 'A' (hereinafter described); thence North 89 Degrees 18 Minutes 42 Seconds West 102.52 feet; thence South 80 Degrees 40 Minutes 57 Seconds West, 127.81 feet to point 'B' (hereinafter described); thence North 39 Degrees 19 Minutes 03 Seconds West, 118.21 feet to a point on the Northerly line of Lot 4 aforesaid (being an Arc Convex Southerly and Having a Radius of 1040.00 Feet) and said point being 24.84 feet SouthWesterly (as measured along said Northerly Line of Lot 4) of point 'C' (hereinafter described); thence NorthEasterly along said Northerly Line of Lot 4, for a distance of 24.84 feet to point 'C' hereinafter described; thence North 50 Degrees 40 Minutes 57 Seconds East along the Tangent to the last described arc for a distance of 42.16 feet to a point of curvature; thence Easterly along an arc convex Northerly and having a radius of 285.00 feet for a distance of 199.00 feet to a point of tangency; thence South 89 Degrees 18 Minutes 42 Seconds East along the Tangent to last described arc for a distance of 101.69 feet to the NorthEast corner of Lot 4 aforesaid and the point of beginning. In Cook County, Illinois, according to the Plat thereof registered as document number 2711125, in Cook County, Illinois, which survey is attached as exhibit 'A' to declaration made by La Salle National Bank, as trustee under trust number 45402, registered in the office of the Registrar of Titles of Cook County, Illinois, as document number 2880917; together with an undivided percentage interest in said parcel (excepting from said parcel all the property and space comprising all the units thereof as defined and set forth in said declaration and Survey), in Cook County, Illinois