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Doc#: 2109207522 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/02/2021 01:39 PM Pg: 1 of 3

*This instrument prepared by and
after recording, please return to:*
FTF Lending, LLC
1220 W. 6th St., Suite 201
Cleveland, OH 44113

SATISFACTION OF MORTGAGE AND SECURITY AGREEMENT

FUND THAT FLIP, INC. (the "Lender"), a Delaware corporation, having a principal office at 1220 W. 6th St., Suite 201, Cleveland, OH 44113, the owner and holder of a certain mortgage and indebtedness executed by **MAAD PROPERTIES CORP** (the "Borrower"), an Illinois corporation, hereby acknowledges full payment and satisfaction of said note and mortgage and surrenders the same as cancelled.

Lender hereby terminates, authorizes and directs the Office of the Cook County Recorder of Deeds to cancel and remove the Mortgage and Security Agreement (the "Mortgage"), which is referenced as follows:

Mortgage made by **MAAD PROPERTIES CORP** to **FUND THAT FLIP, INC.** in the amount of \$180,000.00 dated May 15, 2018 and filed May 17, 2018 as Document ID 1813734071;

for premises described on the attached "Exhibit A," in the County of Cook, State of Illinois and commonly known as 1911 South 10th Avenue, Cicero, IL 60804.

[SIGNATURE] APPEAR ON THE FOLLOWING PAGE]

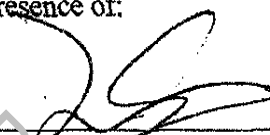
PROPERTY NATIONAL TRUST 4020052419
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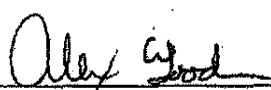
IN WITNESS WHEREOF, the Lender has duly executed this Satisfaction of Mortgage and Security Agreement as of the 30th day of July, 2019.

Signed, sealed and delivered in the presence of:

FTF Lending, LLC.
a Delaware limited liability company



Unofficial Witness

By: 

Name: Alex Goodwin
Title: VP of Finance

STATE OF OHIO

COUNTY OF CUYAHOGA

The foregoing instrument was acknowledged before me this 30 day of July, 2019 by Alex Goodwin, as VP Of Finance, of FTF Lending, LLC., a Delaware limited liability company, on behalf of the limited liability company



Notary Public

Printed Name: Laura Ferrante

My Commission Expires: 1/21/24



Laura Ferrante
Notary Public
State of Ohio
My Commission Expires
January 21, 2024

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EXHIBIT A LEGAL DESCRIPTION

LOT 35 IN BLOCK 2 IN ELAINE SUBDIVISION OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 (EXCEPT THAT PART TAKEN FOR STREETS) IN SECTION 21, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PN# 16-21-422-006-0000

Property of Cook County Clerk's Office