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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#: 2109239158 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/02/2021 10:04 AM Pg: 1 of 3

RELEASE MORTGAGE

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

KNOW ALL MEN BY THESE PRESENTS, that **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR PERL MORTGAGE, INC., ITS SUCCESSORS AND ASSIGNS**, owner of record of a certain mortgage from **MARY ROBERTS** to **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR PERL MORTGAGE INC., ITS SUCCESSORS AND ASSIGNS**, dated **04/14/2017** and recorded on **04/17/2017**, in Book **N/A** at Page **N/A**, and/or as Document **1710749248** 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: **13-25-419-036-1006**

Property Address: **2531 N TALMAN AVE #2E CHICAGO, IL 60647**

Witness the due execution hereof by the owner of said mortgage on **03/19/2021**.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR PERL MORTGAGE, INC., ITS SUCCESSORS AND ASSIGNS

Chastity Newsome

Chastity Newsome
Vice President

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

On **03/19/2021**, before me appeared **Chastity Newsome**, to me personally known, who did say that s/he/they is (are) the **Vice President** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR PERL MORTGAGE, INC., ITS SUCCESSORS AND ASSIGNS** 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).



Ira D Brown - 16206 , Notary Public
Lifetime Commission

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

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.: 1164412080
MIN: **100120002001218337**
MERS Phone #: **(888) 679-6377**
MERS Address, if applicable: **P.O. Box 2026, Flint, MI 48501-2026**

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Loan Number: 1164412080

EXHIBIT A

Parcel 1: Unit Number 2531-2E in the Talman Court Condominiums, as delineated on a survey of the following described tract of Land:

Lots 12 and 13 in Block 14 in Harriet Farlin's Subdivision of the East 1/2 of the East 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 26, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Which survey is attached the Declaration of Condominium recorded as document number 00719943; together with its undivided percentage interest in the common elements in Cook County Illinois.

Parcel 2: The exclusive right to use S-5, a limited common element, as delineated on the survey attached to the Declaration of Condominium aforesaid.

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