

UNOFFICIAL COPY

Doc#: 2119421273 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/13/2021 12:17 PM Pg: 1 of 2

ILLINOIS
COUNTY OF COOK (A)

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. 02-26-100-0-0-0000



RELEASE OF MORTGAGE

The undersigned, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS MORTGAGEE, AS NOMINEE FOR GUARANTEED RATE, INC., ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, the Mortgagee of the 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 **JUNE 25, 2009** executed by **KONSTANTINOS J. MATSAS, AN UNMARRIED MAN**, Mortgagor, to **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS MORTGAGEE, AS NOMINEE FOR GUARANTEED RATE, INC., ITS SUCCESSORS AND ASSIGNS, Original Mortgagee, and recorded on **JULY 14, 2009** as Instrument No. **0919503007** in the Office of the Recorder of Deeds for **COOK (A) County**, State of **ILLINOIS**.

LEGAL DESCRIPTION: **SEE ATTACHED LEGAL DESCRIPTION**

PROPERTY ADDRESS: **886 SOUTH INSIGNIA COURT, PALATINE, IL 60067**

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on **JUNE 29, 2021**.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE



MARIA PUNZO, VICE PRESIDENT

STATE OF ARIZONA COUNTY OF MARICOPA) ss.

On **JUNE 29, 2021**, before me, **REBECCA FRITZ**, Notary Public, personally appeared **MARIA PUNZO, VICE PRESIDENT** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS MORTGAGEE, whose identity was proven to me on the basis of satisfactory evidence to be the person who he or she claims to be and whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signature on the instrument the person, or entity, who they acted on the behalf of, executed the instrument.



REBECCA FRITZ (COMMISSION EXP. 05/12/2024)
NOTARY PUBLIC



POD: 20210624
BA80501171M - LR - IL



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MIN: 100196368002380916

MERS PHONE: 1-888-679-6377

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Attached to the Release of Mortgage dated June 29, 2021

BA8050117IM-199559080-MATSAS

LEGAL DESCRIPTION

PARCEL 1:

THAT PART OF LOT 1 IN INSIGNIA COURT RESUBDIVISION, BEING A RESUBDIVISION OF PART OF BLOCK 12 OF ARTHUR T. MCINTOSH & COMPANY'S PALATINE ESTATES, UNIT TWO, IN THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID INSIGNIA COURT RESUBDIVISION RECORDED MAY 19, 1999 AS DOCUMENT 99484021, BOUNDED AND DESCRIBED AS COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1; THENCE NORTH 00° 11 MINUTES 01 SECONDS WEST, 19.85 FEET; THENCE SOUTH 89° 48 MINUTES 50 SECONDS WEST, 204.87 FEET TO A POINT OF BEGINNING FOR THIS LEGAL DESCRIPTION; THENCE SOUTH 89° 50 MINUTES 57 SECONDS WEST, 50.00 FEET; THENCE NORTH 00° 09 MINUTES 03 SECONDS WEST, 25.00 FEET; THENCE NORTH 89° 50 MINUTES 57 SECONDS EAST, 50.00 FEET; THENCE SOUTH 00° 09 MINUTES 03 SECONDS EAST, 25.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 OVER THE "COMMUNITY AREA AS DEFINED IN THE DECLARATION OF EASEMENTS, RESTRICTIONS, AND COVENANTS FOR INSIGNIA COURT SOUTH COMMUNITY ASSOCIATION" RECORDED AS DOCUMENT NUMBER 99483708 AND AS SHOWN ON THE PLAT OF SUBDIVISION AS INGRESS AND EGRESS EASEMENT AND NON-EXCLUSIVE BLANKET EASEMENT OVER LOT 1 AS SHOWN ON THE PLAT OF INSIGNIA COURT RESUBDIVISION BEING A RESUBDIVISION OF PART OF BLOCK 12 OF ARTHUR T. MCINTOSH & COMPANY'S PALATINE ESTATE, UNIT TWO, IN THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.