



Doc# 2127013134 Fee \$93.00

WHEN RECORDED MAIL TO:

WILLIAM J BENJAMIN  
VALERIE A BENJAMIN  
10701 S TROY ST  
CHICAGO, IL 60655  
Loan No: 1801000574

*Property Add*

RHSP FEE:\$9.00 RPRF FEE: \$1.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK  
DATE: 09/27/2021 03:59 PM PG: 1 OF 2

RELEASE OF MORTGAGE/TRUST DEED BY CORPORATION (ILLINOIS)

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.

Know All Men By these Presents, Crown Mortgage Company of the County of Cook and the State of Illinois for and in consideration of the payment of the indebtedness secured by the property herein-after mentioned, and the cancellation of all the notes thereby secured, and of the sum of one dollar, the receipt whereof is hereby acknowledged, does hereby **REMISE, RELEASE, CONVEY and QUIT CLAIM** unto WILLIAM J BENJAMIN / VALERIE A BENJAMIN, their heirs, legal representatives and assigns, all the right, titles, interest, claim or demand whatsoever it may have acquired in, through or by a certain mortgage bearing the date February 20, 2018 and recorded in the Recorder's Office of Cook County, in the State of IL, in book of records on page as Document No. 1805806037, to the premises therein described as follows, situated in the County of Cook State of IL to wit:

SEE ATTACHED FOR LEGAL DESCRIPTION

Tax ID No. (Key No.) 24-13-301-001-0000 Tax Unit No.

Witness our hand(s) and seals(s), September 15, 2021.

THIS INSTRUMENT  
WAS PREPARED BY: Heather Kowalczyk

BY: *[Signature]*  
Daniel M. McElroy  
Loan Servicing Manager

BY: *[Signature]*  
Heather Kowalczyk  
Asst. Secretary

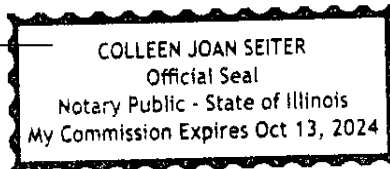
**CROWN MORTGAGE COMPANY**  
**6141 WEST 95<sup>TH</sup> STREET**  
**OAK LAWN, IL 60453**

STATE OF ILLINOIS)  
COUNTY OF Cook)

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On September 15, 2021, before me, the undersigned Notary Public, personally appeared Daniel M. McElroy and Heather Kowalczyk and known to me to be the Loan Servicing Manager and Asst. Secretary, authorized agents for the Lender that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the said Lender, duly authorized by the Lender through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute this said instrument and that the seal affixed is the corporate seal of said Lender.

*[Signature]*  
Notary Public



**UNOFFICIAL COPY**

LOAN #: 1801000574

assigns the following described property located in the County

[Type of Recording Jurisdiction] Of **Cook**

[Name of Recording Jurisdiction]:

**LOT 48 EXCEPT THE SOUTH 1.75 FEET IN BLOCK 3 IN GREENWOOD PARK, A SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

APN #: 24-13-301-001-0000

which currently has the address of **10701 S Troy St, Chicago,**

[Street] [City]

Illinois **60655**

("Property Address"):

[Zip Code]

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

**1. Payment of Principal, Interest, Escrow Items, Prepayment Charges, and Late Charges.** Borrower shall pay when due the principal of, and interest on, the debt evidenced by the Note and any prepayment charges and late charges due under the Note. Borrower shall also pay funds for Escrow Items pursuant to Section 3. Payments due under the Note and this Security Instrument shall be made in U.S. currency. However, if any check or other instrument received by Lender as payment under the Note or this Security Instrument is returned to Lender unpaid, Lender may require that any or all subsequent payments due under the Note and this Security Instrument be made in one or more of the following forms, as selected by Lender: (a) cash; (b) money order; (c) certified check, bank check, treasurer's check or cashier's check, provided any such check is drawn upon an institution whose deposits are insured by a federal agency, instrumentality, or entity; or (d) Electronic Funds Transfer.

Payments are deemed received by Lender when received at the location designated in the Note or at such other location as may be designated by Lender in accordance with the notice provisions in Section 15. Lender may return any payment or partial payment if the payment or partial payments are insufficient to bring the Loan current. Lender may accept any payment or partial payment insufficient to bring the Loan current, without waiver of any rights hereunder or prejudice to its rights to refuse such payment or partial payments in the future, but Lender is not obligated to apply such payments at the time such payments are accepted. If each Periodic Payment is applied as of its scheduled due date,

