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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#. 2132201072 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 11/18/2021 02:52 PM Pg: 1 of 3

### RELEASE MORTGAGE

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

KNOW ALL MEN BY TYLESE PRESENTS, that MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR THE ANDERSON FINANCIAL GROUP, INC., ITS SUCCESSORS AND ASSIGNS, cwner of record of a certain mortgage from JOSEPH R ROOT AND MELISSA ROOT to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR THE ANDERSON FINANCIAL GROUP, LYC., ITS SUCCESSORS AND ASSIGNS, dated 03/20/2020 and recorded on 06/15/2020, in Book N/A at Page N/A, and/or as Document 2016721152 in the Recorder's Office of Cook County, State of **Illinois**, does hereby acknowledge full gay ment 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: 17-04-223-047-0000

Property Address: 55 W GOETHE ST UNIT 1252 CHICAGO, IL 60610

Witness the due execution hereof by the owner of said mortgage of 13/16/2021.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR P. COTTICO THE ANDERSON FINANCIAL GROUP, INC., ITS SUCCESSORS AND ASSIGNS

Angela Williams

Vice President

Angeler William

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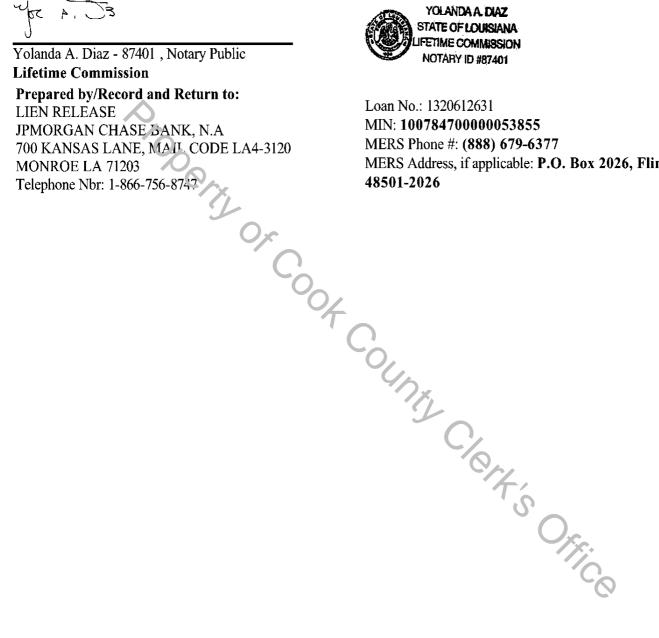
# **UNOFFICIAL COPY**

STATE OF Louisiana PARISH OF **OUACHITA**  $\}$  s.s.

On 11/16/2021, before me appeared Angela Williams, 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 THE ANDERSON FINANCIAL GROUP, 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).

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Yolanda A. Diaz - 87401, Notary Public



MERS Address, if applicable: P.O. Box 2026, Flint, MI

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# **UNOFFICIAL COPY**

Loan Number: 1320612631

#### **EXHIBIT A**

## PARCEL 1

THAT PART OF LOT 18 IN CHICAGO LAND CLEARANCE COMMISSION NO. 3 DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTH EAST CORNER OF LOT 18; THENCE WEST ALONG THE NORTH LINE OF SAID LOT 18, 101.05 FEET TO THE PLACE OF BEGINNING; THENCE SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, 54.51 FEET; THENCE WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 54.51 FEET TO THE NORTH LINE OF SAID LOT 18; THENCE EAST ALONG THE NORTH LINE OF SAID LOT 18,24.98 FEET TO THE PLACE OF BEGINNING, SAID CHICAGO LAND CLEARANCE COMMISSION NO. 3, BEING A CONSCLIDATION OF LOTS AND PARTS OF LOTS AND VACATED ALLEYS IN BRONSONS ADDITION TO CHICAGO AND CERTAIN RESUBDIVISION ALL IN THE NORTH EAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, TANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

EASEMENT FOR INGRESS AND ECRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS FOR THE BEEKMAN PLACE TOWNHOUSES RECORDED JULY 31, 1986, AS DOCUMENT 86327087 AND CREATED BY DEED FROM AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED AUGUST 1, 1985, AND KNOWN AS TRUST NUMBER 65171 TO WILLIAM P. RITCHIE AND DIANE S. RITCHIE, HIS WIFE, RECORDED JUNE 3, 1987 AS DOCUMENT 87298280, ALL IN COOK COUNTY, ILLINOIS.