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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#: 2225107218 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/08/2022 08:05 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 CARDINAL FINANCIAL COMPANY, LIMITED PARTNERSHIP DBA SEBONIC FINANCIAL, ITS SUCCESSORS AND ASSIGNS**, owner of record of a certain mortgage from **MICHAEL JAMES AND CATHERINE JAMES** to **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR CARDINAL FINANCIAL COMPANY, LIMITED PARTNERSHIP DBA SEBONIC FINANCIAL, L.P., ITS SUCCESSORS AND ASSIGNS**, dated **06/16/2021** and recorded on **07/29/2021**, in Book N/A at Page N/A, and/or as Document **2121001464** 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: **13-24-305-080-0000**

Property Address: **3015 W NEWPORT AVE CHICAGO, IL 60618**

Witness the due execution hereof by the owner of said mortgage on **09/07/2022**.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR CARDINAL FINANCIAL COMPANY, LIMITED PARTNERSHIP DBA SEBONIC FINANCIAL, ITS SUCCESSORS AND ASSIGNS



Angela Williams
Vice President

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STATE OF Louisiana
 PARISH OF OUACHITA } s.s.

On **09/07/2022**, 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 CARDINAL FINANCIAL COMPANY, LIMITED PARTNERSHIP DBA SEBONIC FINANCIAL, 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).

Mary Blanche

Mary Blanche - 64436, Notary Public

Lifetime Commission

Prepared by/Record and Return to:

LIEN RELEASE

JPMORGAN CHASE BANK, N.A

700 KANSAS LANE, MAIL CODE LA4-3120

MONROELA71203

Telephone Nbr: 1-866-756-8747

MARY BLANCHE
OUACHITA PARISH, LOUISIANA
LIFETIME COMMISSION
NOTARY ID# 64436

Loan No.: 4026469409

MIN: **100092214012025478**

MERS Phone #: **(888) 679-6377**

MERS Address, if applicable: **P.O. Box 2026, Flint, MI 48501-2026**

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Loan number: 4026469409

Exhibit: A

LOT 7: THE NORTH 20.00 FEET OF THE FOLLOWING DESCRIBED TRACT: PART OF BLOCK 5 IN BICKERDIKE MANOR SUBDIVISION OF THAT PART OF THE SOUTHWEST A 1/4 OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF WEST ROSCOE STREET AND EAST OF JOSEPH BICKERIKE'S 3RD SUBDIVISION AND OF ELSTON AVENUE AS SHOWN BY PLAT RECORDED ON JULY 5, 1905 AS DOCUMENT NO. 3720274 IN BOOK 90 OF PLATS, AT PAGE 11, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE EAST LINE OF NORTH WHIPPLE STREET WITH THE SOUTH LINE OF WEST CORNELIA AVENUE (SAID EAST LINE OF NORTH WHIPPLE STREET BEING A LINE 33.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID BLOCK 5, AND SAID SOUTH LINE OF WEST CORNELIA AVENUE BEING 33.00 FEET SOUTH OF THE NORTH LINE OF SAID BLOCK 5); THENCE SOUTH 00°43'57" EAST ALONG THE EAST LINE OF SAID EAST WHIPPLE STREET, 272.76 FEET TO THE POINT OF BEGINNING, THENCE NORTH 89°16'03" EAST 55.40 FEET; THENCE NORTH 00°43'57" WEST 118.00 FEET; THENCE SOUTH 89°16'03" WEST 55.40 FEET TO THE EAST LINE OF SAID EAST WHIPPLE STREET; THENCE SOUTH 00°43'57" EAST ALONG THE EAST LINE OF SAID EAST WHIPPLE STREET 118.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS. Parcel Id #: 13-24-305-080-0000 For information only: 3015 WEST NEWPORT AVENUE, CHICAGO, IL 60618.

Cook County Clerk's Office