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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#: 2301741128 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/17/2023 11:25 AM Pg: 1 of 4

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 GUARANTEED RATE, INC., ITS SUCCESSORS AND ASSIGNS**, owner of record of a certain mortgage from **SCOTT W NELSON AND ANDREW HALVORSON** to **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR GUARANTEED RATE, INC., ITS SUCCESSORS AND ASSIGNS**, dated **03/25/2022** and recorded on **04/05/2022**, in Book **N/A** at Page **N/A**, and/or as Document **2209534094** 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: **10-16-204-033-1031**

Property Address: **9242 GROSS POINT RD APARTMENT 307 SKOKIE, IL 60077**

Witness the due execution hereof by the owner of said mortgage on **01/12/2023**.

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



Angela Williams
Vice President

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

On **01/12/2023**, 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 GUARANTEED RATE, 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.: 4027532941
MIN: **100196399034530145**
MERS Phone #: **(888) 679-6377**
MERS Address, if applicable: **P.O. Box 2026, Flint, MI 48501-2026**

Property of Cook County Clerk's Office

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Loan No. 4027532941

EXHIBIT A

PARCEL 1: UNIT NUMBER C-307 AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): THAT PART OF THE NORTHEAST 1/4 OF SECTION 16, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID NORTHEAST 1/4; THENCE NORTH ON THE EAST LINE OF SAID SECTION 9.91 CHAINS TO CENTER OF GROSS POINT ROAD; THENCE SOUTH 43.5 DEGREES WEST ON CENTER OF SAID ROAD 3.74 CHAINS TO A POINT BEING A PLACE OF BEGINNING; THENCE NORTH 26 DEGREES WEST 25.77 CHAINS TO A POINT IN THE SOUTH LINE OF LAND OWNED BY PHILLIP WELLE, SAID POINT BEING 14.40 CHAINS WEST OF THE EAST LINE OF SAID SECTION 16; THENCE WEST ALONG THE SOUTH LINE OF SAID PHILLIP WELLE'S LAND TO THE EAST LINE OF THE WEST 7 ACRES OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 16 AFORESAID; THENCE SOUTH ALONG SAID LAST MENTIONED LINE 6.26 CHAINS; THENCE SOUTH 36 DEGREES EAST, 23.41 CHAINS TO CENTER OF ROAD; THENCE NORTHEASTERLY ALONG CENTER OF ROAD TO A POINT 4.06 CHAINS SOUTHEAST OF THE INTERSECTION OF THE CENTER LINE OF GROSS POINT ROAD AND EAST LINE OF SAID SECTION 16 AND MEASURED ALONG THE CENTER LINE OF SAID GROSS POINT ROAD; THENCE NORTH EAST 21.12 FEET TO THE POINT OF BEGINNING (EXCEPT THAT PART THEREOF LYING WEST OF THE EAST LINE OF LAMON AVENUE EXTENDED NORTH, ALSO EXCEPT THAT PART LYING SOUTHEASTERLY OF A LINE DRAWN AT 90 DEGREES TO THE NORTHEASTERLY LINE OF SAID PROPERTY AT A POINT 279.20 FEET NORTHWESTERLY FROM THE MOST EASTERLY CORNER OF SAID PROPERTY, AND EXCEPT ALSO THAT PART LYING NORTHWESTERLY OF A LINE DRAWN FROM THE NORTHEASTERLY LINE OF SAID PROPERTY AT A POINT 554.20 FEET NORTHWESTERLY FROM THE MOST EASTERLY CORNER THEREOF, SAID LINE FORMING AN INTERIOR ANGLE OF 82 DEGREES, 16 MINUTES, 40 SECONDS WITH SAID NORTHEASTERLY LINE) ALL IN COOK COUNTY, ILLINOIS, EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PROPERTY: THAT PART OF THE NORTHEAST 1/4 OF SECTION 16, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID NORTHEAST 1/4; THENCE NORTH ON THE EAST LINE OF SAID SECTION 9.91 CHAINS TO THE CENTER OF GROSS POINT ROAD; THENCE SOUTH 43.5 DEGREES WEST ON THE CENTER OF SAID ROAD 3.74 CHAINS; THENCE NORTH 26 DEGREES WEST, ALONG A LINE WHICH INTERSECTS THE SOUTH LINE OF THE LAND OWNED BY PHILLIP WELLE AT A POINT 14.40 CHAINS WEST OF THE EAST LINE OF SAID SECTION 16, FOR A DISTANCE OF 554.20 FEET; THENCE SOUTHWEST, ALONG A LINE WHICH FORMS WITH THE LAST DESCRIBED COURSE AN ANGLE OF 97 DEGREES, 43 MINUTES, 20 SECONDS FROM SOUTHEAST TO SOUTHWEST, FOR A DISTANCE OF 133.98 FEET; THENCE SOUTHEAST ALONG A LINE WHICH FORMS, WITH THE LAST DESCRIBED COURSE AN ANGLE OF 88 DEGREES 59 MINUTES 30 SECONDS FROM NORTHEAST TO SOUTHEAST, 55.51 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING ON THE LAST DESCRIBED COURSE 94.15 FEET; THENCE NORTHWESTERLY ALONG A LINE FORMING AN INTERIOR ANGLE FOR 45 DEGREES 00 MINUTES WITH THE LAST DESCRIBED COURSE, 7.07 FEET; THENCE NORTHERLY ALONG A LINE FORMING AN INTERIOR ANGLE OF 135.00 FEET WITH THE LAST DESCRIBED COURSE, 18.15 FEET; THENCE SOUTHWESTERLY ALONG A LINE FORMING AN INTERIOR ANGLE OF 282 DEGREES 28 MINUTES WITH THE LAST

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DESCRIBED COURSE, 53.51 FEET; THENCE NORTHWESTERLY ALONG A LINE FORMING AN INTERIOR ANGLE OF 93 DEGREES, 14 MINUTES, 20 SECONDS WITH THE LAST DESCRIBED COURSE, 44.04 FEET TO A LINE 45.00 FEET OF AND PARALLEL TO THE EAST LINE OF LAMON STREET EXTENDED NORTH; THENCE NORTHERLY ALONG SAID LINE 45.00 FEET EASTERLY 71.96 FEET; THENCE NORTHEASTERLY ALONG A LINE FORMING INTERIOR ANGLE OF 110 DEGREES 57 MINUTES WITH THE LAST DESCRIBED COURSE, 58.68 FEET; THENCE SOUTHEASTERLY AT 90 DEGREES TO THE LAST DESCRIBED COURSE, 28.68 FEET; THENCE SOUTHEASTERLY AT 90 DEGREES TO THE LAST DESCRIBED COURSE 27.00 FEET; THENCE NORTHEASTERLY AT 90 DEGREES TO THE LAST DESCRIBED COURSE, 14.71 FEET, TO THE POINT OF BEGINNING, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO A CERTAIN DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY THE AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 20, 1972 AND KNOWN AS TRUST NUMBER 77875, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 23286211 TO WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREON AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM OWNERSHIP AND SURVEY) IN COOK COUNTY, ILLINOIS.

PARCEL 2 EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF GRANT OF EASEMENTS RECORDED AS DOCUMENT NUMBER 23284854 AS AMENDED BY DOCUMENT NUMBER 23286210 AND AS CREATED BY DEED FROM AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 20, 1972 AND KNOWN AS TRUST NUMBER 77875 TO DOROTHY KIEN AUGUST 15, 1975 AND RECORDED NOVEMBER 22, 1975 AS DOCUMENT 23290755 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.