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Karen A. Yarbrough
Cook County Clerk
Date: 03/13/2023 10:22 AM Pg: 1 of 2

CHAD FARLEY
PNC BANK, NATIONAL ASSOCIATION
P.O. BOX 8820
DAYTON, OH 45482

1000363964
TIMOTHY A SANBORN
PO Date: 02/28/2023

FOR PROTECTION OF OWNER, THIS
RELEASE SHALL BE FILED WITH THE
RECORDER OR THE REGISTRAR OF
TITLES IN WHOSE OFFICE THE MORTGAGE OR DEED OF TRUST WAS FILED. MIN# 100188513030685592
MERS PHONE: 1-888-679-6377

RELEASE OF MORTGAGE

THIS CERTIFIES that a certain mortgage executed by

TIMOTHY A SANBORN AND JULIA M NOWICKI HUSBAND AND WIFE
to **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC, AS MORTGAGEE, AS NOMINEE FOR DRAPER
AND KRAMER MORTGAGE CORP. DBA 1ST ADVANTAGE MORTGAGE ITS SUCCESSORS AND ASSIGNS**
dated March 15, 2013 calling for the original principal sum of dollars (\$390,000.00), and recorded in Mortgage
Record , page and/or instrument # 1309333031, of the records in the office of the Recorder of **COOK COUNTY,
ILLINOIS**, more particularly described as follows, to wit:

1310 N. RITCHIE COURT APT 28C, CHICAGO IL - 60610
Tax Parcel No. 17-03-107-019-1079

UNIT NO. 28-C TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS
IN RITCHIE TOWERS CONDOMINIUM, AS DEFINED AND DELINEATED IN THE DECLARATION
RECORDED AS DOCUMENT NUMBER 21931482, IN SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST
OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

is hereby fully released and satisfied.

IN WITNESS WHEREOF, the undersigned has hereunto set its corporate hand and seal by its proper officers, they
being thereto duly authorized, this 7th day of March, 2023.

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC, AS MORTGAGEE, AS NOMINEE FOR DRAPER
AND KRAMER MORTGAGE CORP. DBA 1ST ADVANTAGE MORTGAGE ITS SUCCESSORS AND ASSIGNS**

By



WENDY M HAIRE
Its **ASSISTANT SECRETARY**

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1000363964

MIN# 100188513030685592 MERS PHONE: 1-888-679-6377

TIMOTHY A SANBORN

State of **OHIO**)
County of **MONTGOMERY COUNTY**) SS:

Before me, the undersigned, a Notary Public in and for said County and State this **7th** day of **March, 2023** ,
personally appeared **WENDY M. HAIRE, ASSISTANT SECRETARY**, of
**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC, AS MORTGAGEE, AS NOMINEE FOR DRAPER
AND KRAMER MORTGAGE CORP. DBA 1ST ADVANTAGE MORTGAGE ITS SUCCESSORS AND ASSIGNS**

who as such officers for and on its behalf acknowledged the execution of the foregoing instrument.

Witness my hand and Notarial Seal


 **CONSUELO A TRAVIS**
NOTARY PUBLIC
IN AND FOR
THE STATE OF OHIO
MY COMMISSION EXPIRES
July 16, 2023

Notary Public
CONSUELO A TRAVIS
My commission expires **7/16/2023**