

UNOFFICIAL COPY

Doc#: 2323713025 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/25/2023 09:25 AM Pg: 1 of 3

Recording Requested By:
Busey Bank
Prepared By: **Naima Smair**
3001 Hackberry Rd
Irving, TX 75063
855-369-2410

When recorded mail to:
Corelogic
P.O. Box 9232
Coppell, TX 75019



Case Nbr: **3928837**
Ref Number: **322802**
Tax ID: **04-11-301-093-0000**

9/6/2023

Property Address:

819 TURNBERRY LN
NORTHBROOK, IL 600620000

IL0v2-RM-SNA39928837 E 8/23/2023 LRP002

This space for Recorder's use

SATISFACTION OF MORTGAGE

BUSEY BANK, SUCCESSOR BY MERGER TO GLENVIEW STATE BANK, the present mortgagee of a certain Mortgage described below, in consideration of full payment and satisfaction of the debt secured thereunder, does hereby reconvey, without warranty, to the person(s) legally entitled thereto all of the estate, title and interest in the Mortgage described below:

Original Mortgagee: **GLENVIEW STATE BANK**

Borrower(s): **DAVID R SHAPIRO AND CATHERINE HUART, CO-TRUSTEES OF THE DAVID R SHAPIRO LIVING TRUST UNDER TRUST AGREEMENT DATED 04-05-1996, AS AMENDED ON 11/24/06**

Date of Mortgage: **11/17/2016** Original Loan Amount: **\$335,600.00**

Recorded in **Cook County, IL** on: **11/23/2016**, book **N/A**, page **N/A** and instrument number **1632847115**

Property Legal Description:

PARCEL I: AN UNDIVIDED 1/151 INTEREST IN (I) THAT CERTAIN GROUND LEASE DATED AS OF NOVEMBER 22, 1996, BY AND BETWEEN COLE TAYLOR BANK, AS SUCCESSOR-TRUSTEE TO HARRIS TRUST AND SAVINGS BANK UNDER TRUST AGREEMENT DATED APRIL 29, 1991 AND KNOWN AS TRUST NO. 94707, AS LESSOR ("LESSOR"). AND ASSIGNOR/GRANTOR, AS LESSEE, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON DECEMBER 9, 1996 AS DOCUMENT NO. 96927871, AS AMENDED BY THAT CERTAIN FIRST AMENDMENT TO GROUND LEASE

39928837

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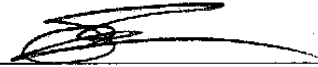
DATED AS OF JANUARY 6, 1997 BY AND BETWEEN LESSOR AND ASSIGNOR/GRANTOR, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON FEBRUARY 28, 1997 AS DOCUMENT NO. 97141059, AS AMENDED BY THAT CERTAIN JOINDER TO GROUND LEASE DATED AS OF NOVEMBER 7, 1997 BY THE ROYAL RIDGE HOMEOWNERS ASSOCIATION, AN ILLINOIS NOT FOR PROFIT CORPORATION, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 12, 1997 AS DOCUMENT NO. 97846934, AND AS FURTHER AMENDED FROM TIME TO TIME (COLLECTIVELY, THE GROUND LEASE"; AND (II) THE LEASEHOLD ESTATE IN THE PREMISES (THE PREMISES") LEGALLY DESCRIBED AS: LOT 1 IN ROYAL RIDGE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST HALF OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF NORTHBROOK, COOK COUNTY, ILLINOIS, PURSUANT TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 3, 1997 AS DOCUMENT NO. 97818381. COMMONLY KNOWN AS TECHNY PARCEL E-1 LOCATED ON THE EAST SIDE OF WAUKEGAN ROAD, SOUTH OF TECHNY ROAD, IN NORTHBROOK, ILLINOIS. EACH WITH RESPECT SOLELY TO THE BUILDING SITE IDENTIFIED AND LEGALLY DESCRIBED AS FOLLOWS: BUILDING SITE 86 BEING THAT PART OF LOT 1 IN THE PLANNED UNIT DEVELOPMENT OF ROYAL RIDGE, BEING A SUBDIVISION OF PART OF THE WEST HALF OF SECTION 14 TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 3, 1997 AS DOCUMENT NUMBER 97818381, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1, THENCE NORTH 01 DEGREES 04 MINUTES 54 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 1 A DISTANCE OF 1688.08 FEET; THENCE NORTH 88 DEGREES 55 MINUTES 06 SECONDS WEST 70.35 FEET TO THE EXTERIOR CORNER OF A CONCRETE FOUNDATION FOR A RESIDENCE (KNOWN AS 819 TURNBERRY LANE) FOR A PLACE OF BEGINNING; THENCE ALONG A LINE FOLLOWING THE NEXT SEVENTEEN (17) COURSES AND DISTANCES COINCIDENT WITH THE EXTERIOR FOUNDATION WALL OF SAID RESIDENCE; 1) SOUTH 58 DEGREES 31 MINUTES 36 SECONDS WEST 14.21 FEET; 2) SOUTH 31 DEGREES 28 MINUTES 24 SECONDS EAST 1.67 FEET; 3) SOUTH 58 DEGREES 31 MINUTES 36 SECONDS WEST 23.87 FEET 4) NORTH 31 DEGREES 28 MINUTES 24 SECONDS WEST 1.67 FEET; 5) SOUTH 58 DEGREES 31 MINUTES 36 SECONDS WEST 12.33 FEET; 6) NORTH 31 DEGREES 28 MINUTES 24 SECONDS WEST 59.00 FEET; 7) NORTH 58 DEGREES 31 MINUTES 36 SECONDS EAST 22.00 FEET; 8) SOUTH 31 DEGREES 28 MINUTES 24 SECONDS EAST 11.67 FEET; 9) NORTH 58 DEGREES 31 MINUTES 36 SECONDS EAST 3.29 FEET; 10) NORTH 31 DEGREES 28 MINUTES 24 SECONDS WEST 3.00 FEET; 11) NORTH 58 DEGREES 31 MINUTES 36 SECONDS EAST 3.33 FEET; 12) SOUTH 31 DEGREES 28 MINUTES 24 SECONDS EAST 3.00 FEET; 13) NORTH 58 DEGREES 31 MINUTES 36 SECONDS EAST 6.83 FEET; 14) NORTH 31 DEGREES 28 MINUTES 24 SECONDS WEST 3.00 FEET; 15) NORTH 58 DEGREES 31 MINUTES 36 SECONDS EAST 3.33 FEET; 16) SOUTH 31 DEGREES 28 MINUTES 24 SECONDS EAST 3.00 FEET; 17) NORTH 58 DEGREES 31 MINUTES 36 SECONDS EAST 11.64 FEET; THENCE SOUTH 31 DEGREES 28 MINUTES 24 SECONDS EAST 47.33 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS (THE "BUILDING SITE") BUILDING SITE COMMONLY KNOWN AS 819 TURNBERRY LANE, NORTHBROOK, ILLINOIS 60062. PARCEL II: FEE SIMPLE TITLE IN AND TO THE BUILDING AND ALL IMPROVEMENTS (BUT EXCLUDING THE LAND) LOCATED ON THE BUILDING SITE LEGALLY DESCRIBED HEREIN (INCLUDING ANY PORTION OF SUCH BUILDING AND IMPROVEMENTS WHICH IS LOCATED ON PORTIONS OF THE COMMON AREA (AS DEFINED IN THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS AND RIGHTS FOR THE ROYAL RIDGE SUBDIVISION DATED AS OF NOVEMBER 3, 1997 AND RECORDED WITH THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON NOVEMBER 3, 1997 AS DOCUMENT NO. 97820006 (THE "DECLARATION"), WHICH IMPROVEMENTS CONSIST OF A DWELLING UNIT (AS DEFINED IN THE DECLARATION); SUBJECT TO THE TERMS AND PROVISIONS OF THE GROUND LEASE. PARCEL III: EASEMENTS APPURTENANT TO PARCELS 1 AND 2 FOR THE BENEFIT OF SUCH

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PARCELS AS SET FORTH IN THE AFORESAID DECLARATION, IN COOK COUNTY, ILLINOIS.

IN WITNESS THEREOF, the undersigned has caused this Satisfaction of Mortgage to be executed on **8/23/2023**

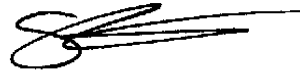
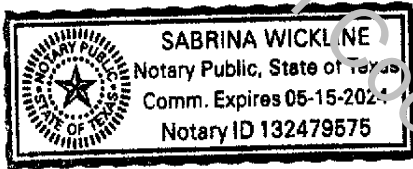
**BUSEY BANK, SUCCESSOR BY MERGER TO
GLENVIEW STATE BANK**

By: 
Audrey B Trumble, Authorized signor

STATE OF TX

COUNTY OF Dallas

The foregoing instrument was acknowledged before me this **8/23/2023**, by **Audrey B Trumble, Authorized signor** of **BUSEY BANK, SUCCESSOR BY MERGER TO GLENVIEW STATE BANK**, on behalf of the entity.



Notary Public

Sabrina Wickline
(Printed Name)

My Commission Expires : **5/15/2024**