

# UNOFFICIAL COPY

Doc#: 2325646083 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 09/13/2023 10:25 AM Pg: 1 of 2

**ILLINOIS**  
COUNTY OF **COOK (A)**  
LOAN NO.: 0032904500

PREPARED BY: **FIRST AMERICAN MORTGAGE SOLUTIONS**

1795 INTERNATIONAL WAY  
IDAHO FALLS, ID 83402

WHEN RECORDED MAIL TO:

**FIRST AMERICAN MORTGAGE SOLUTIONS**

1795 INTERNATIONAL WAY  
IDAHO FALLS, ID 83402

PH. 208-528-9895

PARCEL NO. 17-04-113-100-1069



## RELEASE OF MORTGAGE

The undersigned, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS MORTGAGEE, AS **NOMINEE FOR COMPASS MORTGAGE, INC., ITS SUCCESSORS AND ASSIGNS**, located at **P.O. BOX 2026, FLINT, MICHIGAN 48501-2026**, the Mortgagee of that certain Mortgage described below, does hereby release and reconvey, without recourse, representation or warranty, expressed or implied to the persons legally entitled thereto, all of its right, title, and interest in and to the real estate described in said Mortgage, forever satisfying, releasing, cancelling, and discharging the lien from said Mortgage.

Said Mortgage dated **JULY 06, 2020** executed by **GILBERTO GARCIA, A SINGLE MAN, AND KATHERINE GARBACZ, A SINGLE WOMAN.**, Mortgagor, to **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS MORTGAGEE, AS **NOMINEE FOR COMPASS MORTGAGE, INC., ITS SUCCESSORS AND ASSIGNS**, Original Mortgagee, and recorded on **AUGUST 14, 2020** as Instrument No. **2022757037** in the Office of the Recorder of Deeds for **COOK (A) County**, State of **ILLINOIS**.

LEGAL DESCRIPTION: **UNIT 714-A IN NORTH TOWN VILLAGE CONDOMINIUM, AS DELINEATED ON A SURVEY OF A PORTION OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 2, 4 THROUGH 25, 27 THROUGH 30, AND 33 THROUGH 38 IN NORTH TOWN VILLAGE, BEING A SUBDIVISION OF PART OF VARIOUS LOTS, BLOCKS, STREETS AND ALLEYS IN BUTTERFIELD'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'C' TO THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR NORTH TOWN VILLAGE CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0010906035, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

PROPERTY ADDRESS: **714 W EVERGREEN AVE UNIT A, CHICAGO, ILLINOIS 60610**

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on **SEPTEMBER 12, 2023**.

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS MORTGAGEE, AS **NOMINEE FOR COMPASS MORTGAGE, INC., ITS SUCCESSORS AND ASSIGNS**

**TRACY ALBERTSON, VICE PRESIDENT**

POD: 20230831

AS8022423IM - LR - IL



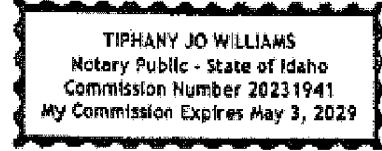
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STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On **SEPTEMBER 12, 2023**, before me, **TIPHANY JO WILLIAMS**, personally appeared **TRACY ALBERTSON** known to me to be the **VICE PRESIDENT** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS **MORTGAGEE, AS NOMINEE FOR COMPASS MORTGAGE, INC., ITS SUCCESSORS AND ASSIGNS** the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.



**TIPHANY JO WILLIAMS (COMMISSION EXP. 05/03/2029)**  
NOTARY PUBLIC



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