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2326857029

Doc# 2326857029 Fee \$88.00

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/25/2023 12:41 PM PG: 1 OF 4

After Recording, Send to:
SERVICELINK, LLC
11802 Ridge Parkway, Suite 100
Broomfield, CO 80021
Attention: Denver D/L Title

Prepared by: Sarah Cordell, Esq., Cordell Law LLC, Illinois Bar No. 6305565, 5315 N Clark Street #173, Chicago, IL 60640, (866) 363-3337.

The preparer of this instrument has neither been requested to nor has the preparer conducted a title search or an inspection of the real property transferred hereby. No representations or warranties as to accuracy of the description, the status of title or condition of the real property have been made by the preparer.

Mail Tax Statements To:

Wilmington Savings Fund Society, FSB, not in its individual capacity, but solely as Owner Trustee on Behalf for CSMC 2018-RPL12 Trust
500 Delaware Avenue, 11th Floor, Wilmington, DE 19801

File No.: 230248552

Parcel Number: 19-01-113-040-0000

SATISFACTION OF MORTGAGE

For value received, **Wilmington Savings Fund Society, FSB, not in its individual capacity, but solely as Owner Trustee on Behalf for CSMC 2018-RPL12 Trust**, hereby declares that it was the true and lawful beneficial holder and owner at the time of payment of the entire indebtedness fully described in the following Mortgage:

MORTGAGE FROM FERNANDO PEREZ, A SINGLE MAN TO MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR COUNTRYWIDE HOME LOANS, INC. IN INSTRUMENT NO. 0616505226 IN THE AMOUNT OF \$234,250.00, DATED 05/25/2006, RECORDED 06/14/2006, IN COOK COUNTY RECORDS.

Property Address: 3012 W 41st St., Chicago, IL 60632

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a. ASSIGNMENT OF RECORD BETWEEN MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AND BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS SERVICING, LP AS SET FORTH IN INSTRUMENT NO. 1131257318, DATED 10/31/2011, RECORDED 11/08/2011 IN COOK COUNTY RECORDS.

b. ASSIGNMENT OF RECORD BETWEEN BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS SERVICING, LP AND GREEN TREE SERVICING LLC AS SET FORTH IN INSTRUMENT NO. 1212844000, DATED 04/24/2012, RECORDED 05/07/2012 IN COOK COUNTY RECORDS.

LOAN MODIFICATION AGREEMENT RECORDED ON 04/14/16, IN INST# 1610522040

c. ASSIGNMENT OF RECORD BETWEEN DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC AND WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, AS OWNER TRUSTEE ON BEHALF OF CSMC 2018-RPL12 TRUST AS SET FORTH IN INSTRUMENT NO. 1903849160, DATED 02/06/2019, RECORDED 02/07/2019 IN COOK COUNTY RECORDS.

being a lien on the real estate described below, and hereby discharges said Mortgage in full.

LOT 41 IN BLOCK 4 IN SCOVILLE, WALKER AND MCELWEE'S SUBDIVISION IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

TAX ID: 19-01-113-040-0000

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Executed by the undersigned this 24th of August, 2023.

Wilmington Savings Fund Society, FSB, not in its individual capacity, but solely as Owner Trustee on Behalf for CSMC 2018-RPL12 Trust, by Rushmore Loan Management Services LLC, its appointed attorney in fact

By: [Signature]

Name: James Byers

Its: Assistant Vice President

STATE OF _____
COUNTY OF _____

See Attached
Acknowledgment

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT _____ as _____ on behalf of **Wilmington Savings Fund Society, FSB, not in its individual capacity, but solely as Owner Trustee on Behalf for CSMC 2018-RPL12 Trust, by Rushmore Loan Management Services LLC, its appointed attorney in fact**, personally known to me or has produced _____ as identification, to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/their) free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this _____ day of _____, 20____.

Notary Public

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ALL-PURPOSE ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

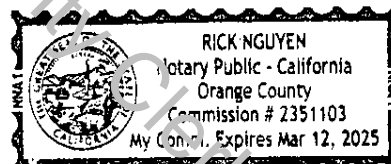
State of California
County of Orange

On AUG 24 2023 before me, Rick Nguyen Notary Public, personally appeared, James Byers who proved to me on basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.





Signature of Notary

(Seal)