

UNOFFICIAL COPY

NAME and ADDRESS OF PREPARER:

Stephen Soltanzadeh, Esq.
Denzin Soltanzadeh, LLC
190 S. LaSalle Street, Suite 2160
Chicago, Illinois 60603

Doc#: 2332041155 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 11/16/2023 10:07 AM Pg: 1 of 2

MAIL RECORDED RELEASE TO:

Hem House V2.0 LLC
4237 N Lincoln Ave
Chicago IL 60618

RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS that County of Cook, Illinois, a body politic and corporate, 1/b/a Cook County Land Bank Authority ("CCLBA"), is the mortgagee ("Mortgagee") of that certain mortgage ("Mortgage"), executed by Hem House V 2.0 LLC, ("Mortgagor"), recorded on August 31, 2021 as Document No. 2124325292 in the Office of the Recorder of Deeds of Cook County in the State of Illinois, and encumbering that certain property described below ("Property").

LOT 5 IN THE SUBDIVISION OF THE SOUTH 1/2 OF BLOCK 6 IN TYRELL, BARRETT AND KERFOOT'S SUBDIVISION OF THAT PART LYING NORTH OF LAKE STREET OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 39 NORTH, RANGE 13, LYING NORTH OF LAKE STREET, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number (PIN): 16-11-405-087-0000

Address of Real Estate: 3210 W. Fulton Street, Chicago, Illinois 60624


Mortgagor has informed Mortgagee that it intends to convey the Property to Felipe De Bene and Sara Espinosa De Bene ("Grantee"). Upon conveyance of the Property to Grantee, this Release of Mortgage releases and discharges the debt secured by the Mortgage. This release does not constitute a satisfaction of the debt if Mortgagor does not convey the Property to the Grantee named herein.

Dated October 31, 2023

MORTGAGEE:
Cook County Land Bank Authority

FIRST AMERICAN TITLE
FILE # AF1038510

1074



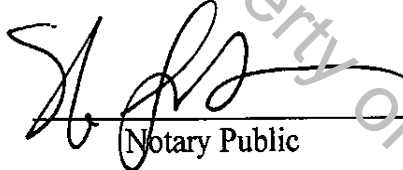
Jessica Caffrey, Executive Director
By: Stephen Soltanzadeh as attorney in fact

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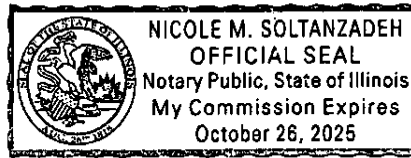
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Stephen Soltanzadeh, with Power of Attorney for Jessica Caffrey, the Executive Director of the County of Cook, a body politic and corporate, d/b/a Cook County Land Bank Authority, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument on behalf of the Executive Director of Cook County Land Bank and as his free and voluntary act, for the uses and purposes therein set forth.

Subscribed and sworn to before me this 31st day of October 2023.



Notary Public



Property of Cook County Clerk's Office