

UNOFFICIAL COPY

Recording Requested By:
NATIONSTAR MORTGAGE LLC DBA MR. COOPER

Doc#: 2407314432 Fee: \$107.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 3/13/2024 12:02 PM Pg: 1 of 2

When Recorded Return To:
NATIONSTAR MORTGAGE DBA MR. COOPER
RELEASES
P.O. BOX 619092
DALLAS, TX 75261-9947



RELEASE OF MORTGAGE

NATIONSTAR MORTGAGE #: ** ** ** 2450 "DURAN" Lender ID: 286 Cook, Illinois
MIN #: 100397204175724506 SIS #: 1-868-679-6377

FOR THE PROTECTION OF THE 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.

KNOW ALL MEN BY THESE PRESENTS that MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER ITS SUCCESSORS AND ASSIGNS holder of a certain mortgage, made and executed by JOSE M. DURAN AND ALMA DURAN HUSBAND AND WIFE NOT AS TENANTS IN COMMON NOT AS JOINT TENANTS BUT AS TENANTS BY THE ENTIRETY, originally to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS MORTGAGEE, AS NOMINEE FOR NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, ITS SUCCESSORS AND ASSIGNS, in the County of Cook, and the State of Illinois, Dated: 06/21/2019 Recorded: 06/28/2019 as Instrument No.: 19 7946315, does hereby cancel and discharge said mortgage.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC has a mailing address at P.O. BOX 2026, FLINT, MI 48501-2026

Legal: THE FOLLOWING DESCRIBED REAL ESTATE IN THE COUNTY OF COOK IN THE STATE OF ILLINOIS, TO WIT:

LOT 12 IN BLOCK 16 IN GRAND AVENUE ESTATES, A SUBDIVISION OF THAT PART SOUTH OF WEST GRAND AVENUE OF THE NORTH 3 4 OF WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THE NORTH 33 FEET OF THE SOUTH 1/4 OF SAID WEST 1/2 OF NORTHWEST 1/4, IN COOK COUNTY, ILLINOIS.

BEING THE SAME PROPERTY AS CONVEYED TO JOSE M. DURAN AND ALMA DURAN, HUSBAND AND WIFE, NOT AS TENANTS IN COMMON, NOT AS JOINT TENANTS BUT AS TENANTS BY THE ENTIRETY FROM SANTIAGO ROMAN, MARRIED TO ALMA R. ROMAN AND ABRAHAM ROMAN, SINGLE MAN AND GEORGE ROMAN, SINGLE MAN BY THAT DEED DATED 02/12/2011 AND RECORDED 02/28/2011 IN INSTRUMENT NUMBER : 1105945054 IN THE COOK COUNTY RECORDS.

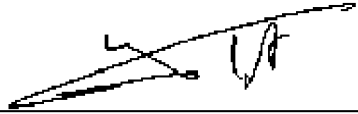
Assessor's/Tax ID No.: 13-32-118-037-0000
Property Address: 2152 N MERRIMAC AVENUE, CHICAGO, IL 60639

IN WITNESS WHEREOF, the undersigned, by the officer duly authorized, has duly executed the foregoing instrument.

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RELEASE OF MORTGAGE Page 2 of 2

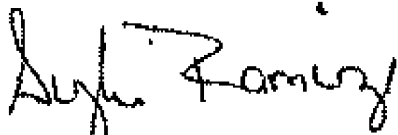
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER ITS SUCCESSORS AND ASSIGNS
On March 11th, 2024

By: 
TSEDAL ALEMU, Vice-President

STATE OF Texas
COUNTY OF Denton

On March 11th, 2024, before me, SYLVIA RAMIREZ, a Notary Public in and for Denton in the State of Texas, personally appeared TSEDAL ALEMU, Vice-President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER ITS SUCCESSORS AND ASSIGNS, personally known to me 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, and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal,



SYLVIA RAMIREZ
Notary Expires: 03/13/2027 #131921660



(This area for notarial seal)

Prepared By:
Sylvia Ramirez, NATIONSTAR MORTGAGE DBA MR. COOPER 8950 CYPRESS WATERS BLVD, COPPELL, TX 75019 1-888-480-2432