

# UNOFFICIAL COPY

FOR THE PROTECTION OF  
THE OWNER, THIS RELEASE  
SHALL BE FILED WITH THE  
RECORDER OF DEEDS OR  
THE REGISTRAR OF TITLES  
IN WHOSE OFFICE THE  
MORTGAGE OR DEED OF  
TRUST WAS FILED.

Doc#: 2409514232 Fee: \$107.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK'S OFFICE  
Date 4/4/2024 11:19 AM Pg: 1 of 3

## RELEASE MORTGAGE

Pursuant to 765 Ill. Comp. Stat. ANN. 905/3.

KNOW ALL MEN BY THESE PRESENTS, that **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR GUARANTEED RATE, INC., ITS SUCCESSORS AND ASSIGNS**, owner of record of a certain mortgage from **ADRIAN KEPINSKI to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR GUARANTEED RATE, INC., ITS SUCCESSORS AND ASSIGNS**, dated **07/06/2016** and recorded on **07/08/2016**, in Book N/A at Page N/A, and/or as Document **1619018044** in the Recorder's Office of Cook County, State of Illinois, does hereby acknowledge full payment and satisfaction of the same and of the debt thereby secured and, in consideration thereof, it does hereby cancel and discharge said mortgage.

Legal Description: **See exhibit A attached**

Tax/Parcel Identification number: **08-22-203-067-1035**

Property Address: **1777 W CRYSTAL LN UNIT 408 MOUNT PROSPECT, IL 60056**

Witness the due execution hereof by the owner of said mortgage on **04/03/2024**.

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR GUARANTEED RATE, INC., ITS SUCCESSORS AND ASSIGNS**



---

Angela Williams  
Vice President

# UNOFFICIAL COPY

STATE OF Louisiana  
PARISH OF OUACHITA } s.s.

On 04/03/2024, before me appeared **Angela Williams**, to me personally known, who did say that s/he/they is (are) the **Vice President** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR GUARANTEED RATE, INC., ITS SUCCESSORS AND ASSIGNS** and that the instrument was signed on behalf of the corporation (or association), by authority from its board of directors, and that s/he/they acknowledged the instrument to be the free act and deed of the corporation (or association).



Yolanda A. Diaz - 87401 , Notary Public  
**Lifetime Commission**

**YOLANDA A. DIAZ**  
**STATE OF LOUISIANA**  
**LIFETIME COMMISSION**  
**NOTARY ID #87401**

**Prepared by/Record and Return to:**

Drafted By: **Levi Keyes**  
LIEN RELEASE  
JPMORGAN CHASE BANK, N.A  
700 KANSAS LANE, MAIL CODE LA4-3120  
MONROE LA 71203  
Telephone Nbr: 1-866-756-8747

Loan No.: 1148017379  
MIN: **100196399010947255**  
MERS Phone #: **(888) 679-6377**  
MERS Address, if applicable: **P.O. Box 2026, Flint, MI 48501-2026**

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

LOAN NUMBER: 1148017379

## EXHIBIT A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

UNIT 408 IN CRYSTAL TOWERS CONDOMINIUM "D" AS DELINEATED ON THE PLAT OF SURVEY ON THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

THAT PART OF LOT 1 IN CRYSTAL TOWERS CONDOMINIUM DEVELOPMENT, BEING A CONSOLIDATION OF LOT "A" AND OUTLOT "B" OF TALLY HO APARTMENTS, A DEVELOPMENT OF PART OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF LOT 1 AFORESAID; THENCE NORTH 89 DEGREES 22 MINUTES 27 SECONDS EAST ALONG THE SOUTH LINE OF LOT 1 AFORESAID FOR A DISTANCE OF 410.00 FEET TO THE POINT OF BEGINNING OF THE LAND BEING HEREIN DESCRIBED; THENCE NORTH 00 DEGREES 37 MINUTES 33 SECONDS WEST 182.38 FEET; THENCE NORTH 89 DEGREES 22 MINUTES 27 SECONDS EAST 344.08 FEET; THENCE NORTH 27 DEGREES 14 MINUTES 43 SECONDS EAST 81.29 FEET TO A LINE 170.0 FEET SOUTHWESTERLY OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE NORTHEASTERLY LINE OF LOT 1 AFORESAID; THENCE SOUTH 62 DEGREES 45 MINUTES 17 SECONDS EAST ON SAID PARALLEL LINE, 40.00 FEET TO THE EAST LINE OF LOT 1 AFORESAID; THENCE SOUTH 01 DEGREES 00 MINUTES 00 SECONDS EAST ON SAID EAST LINE, 212.17 FEET TO THE SOUTHEAST CORNER OF LOT 1 AFORESAID; THENCE SOUTH 89 DEGREES 22 MINUTES 27 SECONDS WEST ALONG THE SOUTH LINE OF LOT 1 AFORESAID; 463.03 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "B" TO A CERTAIN DECLARATION OF CONDOMINIUM OWNERSHIP AND BY-LAWS MADE BY THE AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE, UNDER A TRUST AGREEMENT DATED JULY 15, 1976 AND KNOWN AS TRUST 39118, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, COOK COUNTY, ILLINOIS, AS DOCUMENT 25214263 TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.