

# UNOFFICIAL COPY

This instrument was prepared by:

**FNBC Bank and Trust**  
**620 W Burlington Ave.**  
**LaGrange, IL 60525**

Return to:

**William J McLaughlin**  
**Sheila M McLaughlin**  
**6266 Edgebrook Ln E**  
**Indian Head Park IL 60525-6994**

Doc#: 2412714435 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 5/6/2024 2:48 PM Pg: 1 of 3

(Space above this line for Recording Purposes) \_\_\_\_\_

## RELEASE OF MORTGAGE

FNBC Bank and Trust f/k/a First National Bank of LaGrange (Mortgagee), the holder of that certain mortgage ("Mortgage") executed by William J McLaughlin and Sheila M McLaughlin, not as joint tenants or tenants in common but as tenants by the entirety, dated January 29, 2013, recorded on February 22, 2013 as Document No. 1305333016 in the Office of the Recorder/Recorder of Deeds of Cook County, Illinois, having been requested to release a portion of the estate granted to the Mortgagee under said Mortgage, for and in consideration of the sum of One Dollar (\$1.00), the receipt of which is hereby acknowledged, conveys, releases and quitclaims unto William J McLaughlin and Sheila M McLaughlin, not as joint tenants or tenants in common but as tenants by the entirety, all the estate, title and interest acquired by Mortgagee under the Mortgage to the property situated in Cook County, Illinois and legally described as follows:

### Legal Description:

See Attached Exhibit "A"

**Address of Property:** 6266 Edgebrook Ln E, Indian Head Park, Illinois 60525-6994

**PIN:** 18-17-313-036-0000

**NOTICE: FOR THE PROTECTION OF THE OWNER, THIS RELEASE SHALL BE FILED WITH THE RECORDER OR THE REGISTRAR OF TITLE IN WHOSE OFFICE THE MORTGAGE WAS FILED.**

Dated: 5/6/2024

**FNBC Bank and Trust**

By: \_\_\_\_\_

Joseph Kroc, Senior Vice President

By: \_\_\_\_\_

Dimitri Karantonis, Senior Vice President

# UNOFFICIAL COPY

STATE OF ILLINOIS,  
COUNTY OF Cook ss:

The foregoing instrument was acknowledged before me this <sup>4th</sup> 6<sup>th</sup> day of *May*, 2024 by Joseph Kroc, **Senior Vice President and** Dimitri Karantonis, **Senior Vice President**, of the **FNBC Bank and Trust** on behalf of the corporation.

My Commission expires:



*Svetlana Giljen*  
\_\_\_\_\_  
Notary Public

Property of Cook County Clerk's Office

**UNOFFICIAL COPY****EXHIBIT "A"**

UNIT 16-6266

PARCEL 1

THAT PART OF LOT 16, IN ASHBROOK SUBDIVISION, BEING A SUBDIVISION IN PART OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED 96159610, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 16 AND RUNNING THENCE NORTH 0 DEGREES 06 MINUTES 41 SECONDS WEST, ALONG THE EAST LINE OF SAID LOT 16, A DISTANCE OF 28.58 FEET, TO THE POINT OF BEGINNING; THENCE NORTH 89 DEGREES 53 MINUTES 19 SECONDS EAST, 52.53 FEET; THENCE NORTH 0 DEGREES 06 MINUTES 41 SECONDS WEST, 8.58 FEET; THENCE NORTH 89 DEGREES 53 MINUTES 19 SECONDS EAST, 20.35 FEET; THENCE SOUTH 45 DEGREES 06 MINUTES 41 SECONDS EAST, 5.36 FEET; THENCE SOUTH 0 DEGREES 06 MINUTES 41 SECONDS EAST, 33.37 FEET, TO THE SOUTH LINE OF SAID LOT 16; THENCE NORTH 89 DEGREES 53 MINUTES 19 SECONDS EAST, ALONG SAID SOUTH LINE, 35.22 FEET, TO A POINT ON CURVE ON THE EASTERLY LINE OF SAID LOT 16, SAID LINE BEING THE WESTERLY LINE OF EDGEBROOK LANE; THENCE NORTHERLY, ALONG SAID EASTERLY LINE ON A NON-TANGENT CURVE WHOSE CENTER LIES EASTERLY AND HAS A RADIUS OF 780.00 FEET, 43.29 FEET, ARC, (CHORD BEARING NORTH 1 DEGREE 28 MINUTES 37 SECONDS EAST, 43.28 FEET, CHORD), TO A POINT OF TANGENCY ON SAID EASTERLY LINE; THENCE NORTH 3 DEGREES 04 MINUTES 00 SECONDS EAST, ALONG SAID EASTERLY LINE, 4.58 FEET; THENCE SOUTH 89 DEGREES 53 MINUTES 19 SECONDS WEST, 47.28 FEET; THENCE SOUTH 0 DEGREES 06 MINUTES 41 SECONDS EAST, 1.25 FEET; THENCE SOUTH 89 DEGREES 53 MINUTES 19 SECONDS WEST, 66.06 FEET; TO THE WEST LINE OF SAID LOT 16; THENCE SOUTH 0 DEGREES 06 MINUTES 41 SECONDS EAST, ALONG SAID WEST LINE, 18.01 FEET, MORE OR LESS, TO THE POINT OF BEGINNING, AND LYING BELOW ELEVATION 708.14 FEET, (TOP OF FOUNDATION OF BUILDING 16), ALL IN COOK COUNTY, ILLINOIS.

TOGETHER WITH

THAT PART OF LOT 16, IN ASHBROOK SUBDIVISION, BEING A SUBDIVISION IN PART OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED 96159610, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 16 AND RUNNING THENCE NORTH 0 DEGREES 06 MINUTES 41 SECONDS WEST, ALONG THE WEST LINE OF SAID LOT 16, A DISTANCE OF 46.59 FEET; THENCE NORTH 89 DEGREES 53 MINUTES 19 SECONDS EAST, 46.60 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 0 DEGREES 06 MINUTES 41 SECONDS EAST, 4.39 FEET; THENCE NORTH 89 DEGREES 53 MINUTES 19 SECONDS EAST, 5.93 FEET; THENCE SOUTH 0 DEGREES 06 MINUTES 41 SECONDS EAST, 5.04 FEET; THENCE NORTH 89 DEGREES 53 MINUTES 19 SECONDS EAST, 20.35 FEET; THENCE SOUTH 45 DEGREES 06 MINUTES 41 SECONDS EAST, 5.36 FEET; THENCE SOUTH 0 DEGREES 06 MINUTES 41 SECONDS EAST, 20.30 FEET; THENCE NORTH 89 DEGREES 53 MINUTES 19 SECONDS EAST, 35.32 FEET, TO A POINT ON CURVE ON THE EAST LINE OF SAID LOT 16, SAID LINE BEING THE WESTERLY LINE OF EDGEBROOK LANE; THENCE NORTHERLY, ALONG SAID EAST LINE, ON A NON-TANGENT CURVE WHOSE CENTER LIES EASTERLY AND HAS A RADIUS OF 780.00 FEET, 30.22 FEET, ARC, (CHORD BEARING, NORTH 1 DEGREE 57 MINUTES 25 SECONDS EAST, 30.22 FEET, CHORD), TO A POINT OF TANGENCY ON SAID EAST LINE; THENCE NORTH 3 DEGREES 04 MINUTES 00 SECONDS EAST, ALONG SAID EAST LINE, 1.64 FEET; THENCE SOUTH 89 DEGREES 53 MINUTES 19 SECONDS WEST, 36.51 FEET; THENCE NORTH 0 DEGREES 06 MINUTES 41 SECONDS WEST, 2.94 FEET; THENCE SOUTH 89 DEGREES 53 MINUTES 19 SECONDS WEST,

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