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NAME and ADDRESS OF PREPARER:

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Doc#: 2414114262 Fee: \$107.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
Date 5/20/2024 10:45 AM Pg: 1 of 2

MAIL RECORDED RELEASE TO:

Carpe Diem Investments
7210 S. Richmond St. Inc.
Chicago IL 60629

RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS that County of Cook, Illinois, a body politic and corporate d/b/a Cook County Land Bank Authority ("CCLBA"), is the mortgagee ("Mortgagee") of that certain mortgage ("Mortgage"), executed by Carpe Diem Investments Inc. ("Mortgagor"), recorded on April 13, 2023 as Document No. 2310322003 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 40 AND LOT 41 (EXCEPT THE NORTH 23 FEET OF LOT 41) IN BLOCK 47 IN CORNELL BEING A SUBDIVISION OF THE WEST 1/2 OF SECTION 26 AND THE SOUTHEAST 1/4 OF SECTION 26 (WITH THE EXCEPTION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SAID SOUTHEAST 1/4), THE NORTH 1/2 OF THE NORTHWEST 1/4, THE SOUTH 1/2 OF THE NORTHWEST 1/4 LYING WEST OF THE I.C.R.R. AND THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 38, NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number (PIN): 20-26-304-007-0000

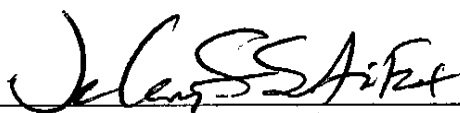
Address of Real Estate: 7525 S. Ellis Avenue, Chicago, Illinois 60619

Mortgagor has informed Mortgagee that it intends to convey the Property to Erika Spiller ("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 April 23, 2024

MORTGAGEE:
Cook County Land Bank Authority

FIRST AMERICAN TITLE
FILE # AF 1041806



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 23rd day of April 2024.



 Notary Public



Property of Cook County Clerk's Office