

NOT AN OFFICIAL DOCUMENT

GINA PIMENTEL
RECORDER
STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2023-011574

10:27 AM 2023 Apr 26

WHEN RECORDED MAIL TO:

PHYLLIS WALSH
10023 GETTLER ST
DYER, IN 46311
Loan No: 0001497825

RELEASE OF MORTGAGE/TRUST DEED BY CORPORATION (ILLINOIS)

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.

Know All Men By these Presents, Crown Mortgage Company of the County of Cook and the State of Illinois for and in consideration of the payment of the Indebtedness secured by the property herein-after mentioned, and the cancellation of all the notes thereby secured, and of the sum of one dollar, the receipt whereof is hereby acknowledged, does hereby **REMISE, RELEASE, CONVEY** and **QUIT CLAIM** unto PHYLLIS WALSH / , their heirs, legal representatives and assigns, all the right, titles, interest, claim or demand whatsoever it may have acquired in, through or by a certain mortgage bearing the date May 21, 2010 and recorded in the Recorder's Office of Lake County, in the State of IN, in book of records on page as Document No. 2010 030835, to the premises therein described as follows, situated in the County of Lake State of IN to wit:

SEE ATTACHED FOR LEGAL DESCRIPTION

Tax ID No. (Key No.) 451036353049000032 Tax Unit No.

Witness our hand(s) and seals(s), April 20, 2023.

THIS INSTRUMENT
WAS PREPARED BY: Heather Kowalczyk

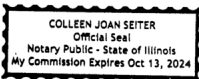
CROWN MORTGAGE COMPANY
6141 WEST 95TH STREET
OAK LAWN, IL 60453

STATE OF ILLINOIS)
COUNTY OF Lake)

BY: *[Signature]*
Daniel M. McElroy
Loan Servicing Manager
BY: *[Signature]*
Heather Kowalczyk
Asst. Secretary

On April 20, 2023, before me, the undersigned Notary Public, personally appeared Daniel M. McElroy and Heather Kowalczyk and known to me to be the Loan Servicing Manager and Asst. Secretary, authorized agents for the Lender that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the said Lender, duly authorized by the Lender through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute this said instrument and that the seal affixed is the corporate seal of said Lender.

[Signature]
Notary Public



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in this Security Instrument, "RESPA" refers to all requirements and restrictions that are imposed in regard to a "federally related mortgage loan" even if the Loan does not qualify as a "federally related mortgage loan" under RESPA.

(P) "Successor in Interest of Borrower" means any party that has taken title to the Property, whether or not that party has assumed Borrower's obligations under the Note and/or this Security Instrument.

TRANSFER OF RIGHTS IN THE PROPERTY

This Security Instrument secures to Lender: (i) the repayment of the Loan, and all renewals, extensions and modifications of the Note; and (ii) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns, the following described property located in the

County [Type of Recording Jurisdiction]
Lake [Name of Recording Jurisdiction]:

of
LOT 198, EXCEPT THE WEST 73.06 FEET THEREOF, IN PRAIRIE TRAILS PHASE 1,
AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 93 PAGE 48, IN THE OFFICE OF
THE RECORDER OF LAKE COUNTY, INDIANA.

Parcel ID Number: 45-10-36-353-049.000-032 which currently has the address of
10023 Gettler St [Street]
Dyer [City], Indiana 46311 [Zip Code]
("Property Address"):

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

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CERTIFICATE OF PROOF

WITNESS to the signature(s) on the foregoing instrument to which this Proof is attached:



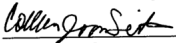
Witness Signature

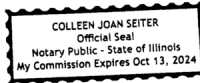
Adel B...
Witness Printed Name

PROOF:

STATE OF Illinois
COUNTY OF Cook

Before me, a Notary Public in and for said County and State, on April 20 2023, personally appeared the above named WITNESS to the foregoing instrument, who, being by me duly sworn, did depose and say that he/she knows Daniel McElroy and Heather Kowalczyk to be the individual(s) described in and who executed the foregoing instrument; that said WITNESS was present and saw said Grantor execute the same; and that said WITNESS at the same time subscribed his/her name as a witness thereto.


NOTARY PUBLIC
Printed: Colleen Joan Seiter
My Commission Expires: 10/13/2024
Commission No. 918703



County of Lake County Recorder