LOCAL FORM 3012-1(b)

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UNITED STATES BANKRUPTCY COURT

DISTRICT OF MINNESOTA

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In Re: BKY No.

Chapter 13 Case

Debtor(s)

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**ORDER GRANTING MOTION FOR RELEASE OF LIEN**

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This matter is before the Court on the motion of [insert movant] for release of lien. This motion was filed on [insert date].

Appearances, if any, were noted on the record. Based on the record, the Court finds that:

**Motion to value claim filed on [insert date]**:

1. The debtor’s chapter 13 plan was confirmed on [insert date]. [The last order modifying the debtor’s chapter 13 plan was entered on [insert date].] The chapter 13 plan is hereafter referred to as the “Plan.”

2. The Plan addresses treatment of interests in the debtor’s property (the “Subject Property”), legally described as follows:

[insert complete legal description]

[If the property is Torrens:] The current Torrens Certificate of Title number is [insert title number].

3. On [insert date], the Bankruptcy Court entered an order determining that the claim (“Claim”) related to the following lien (“Lien”) is unsecured:

|  |  |
| --- | --- |
| Date of Lien: | [insert date] |
| Date Lien was recorded: | [insert date] |
| Document number of recorded Lien: | [insert document number] |
| Original principal amount secured by Lien: | [insert amount] |
| Original borrower: | [insert party] |
| Original lender: | [insert party] |
| Original Lienholder, if not lender (e.g., MERS): | [insert party] |

4. The Owners and Encumbrance Report or documents submitted with the debtor’s motion to value claim established that [insert party] was the Claim holder.

5. Each entity identified in the motion to value claim as holding a lien or other interest in the Subject Property was properly served.

**Motion for release of lien filed on [insert date]:**

6. The debtor completed all payments under the Plan on [insert date].

7. The Owners and Encumbrance Report or documents submitted with the debtor’s motion for release of lien establish that [insert party] is the claim holder.

8. Each entity identified in the motion for release of lien as holding a lien or other interest in the Subject Property was properly served.

**IT IS ORDERED**:

1. The lien held by [insert party], filed as document number [insert document number] in the official records of the County Recorder’s Office or Registrar of Deeds for [insert county] County, Minnesota, against the Subject Property is released as of [insert date from paragraph 6].

2. [(if applicable) The objection of [insert objecting party] is overruled.]

BY THE COURT

Dated: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

United States Bankruptcy Judge