



Doc#: 0620233142 Fee: \$32.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/21/2008 11:33 AM Pg: 1 of 5

MS
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8357443

ASSIGNMENT OF MORTGAGE AND NOTE

THE GRANTOR, JP MORGAN CHASE BANK, N.A., AS SUCCESSOR TO BANK ONE, N.A., AS SUCCESSOR TO THE FIRST NATIONAL BANK OF CHICAGO (Assignor), for and in consideration of the sum of one dollar, and such other good and valuable considerations, paid by 7/22 North Ashland L.L.C., an Illinois limited liability company (Assignee), 350 West Erie, Suite 100, Chicago, Illinois 60610, the receipt and sufficiency whereof is hereby acknowledged, Assignor does hereby sell, assign, transfer and set over to Assignee, without recourse, representation or warranty of any kind whatsoever (except as provided herein), all of the Assignor's right, title, and interest in, to and under the following documents: (a) Mortgage dated April 5, 1991, executed and delivered by Ashland I and II Limited Partnership ("Borrower") to Assignor, recorded in the Office of the Recorder of Deeds of Cook County, Illinois on April 10, 1991, as Document No. 91163031, (b) the Note dated April 5, 1991 in the amount of \$1,257,600 executed and delivered by the Borrower to Assignor; and (c) any and all other documents securing the Note, and any and all extensions and modifications thereto, accrued interest and other obligations.

Assignee expressly assumes and promises to perform any and all obligations owing to Borrower by Assignee pursuant to, and to the extent required by, the aforementioned documents, and all other documents relating thereto, and Assignee agrees to indemnify and protect Lender from any loss or damages resulting from Assignee's failure to so perform such obligations.

Assignor warrants to the Assignee the following:

- (A) That it has the full right, power and authority to execute this Assignment, and to assign the aforementioned documents as provided herein;
- (B) It is the sole owner of the indebtedness of the Borrower referred to and described in this Assignment;
- (C) That the letter dated June 28, 2006 represents the amount of the indebtedness due under the aforementioned documents as of the date therein; and
- (D) That the aforementioned documents have not previously been sold, assigned, transferred, pledged or encumbered by Assignor.

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Assignee warrants that it has the full right, power and authority to execute this Assignment, and to acquire the aforementioned documents as provided herein. The assignment made hereby by Assignor is made without recourse and without warranty or representation of any nature whatsoever, expressed or implied.

Upon the reasonable request of the Assignee, Assignor will, at the sole expense of the Assignee, execute further documents, in form and substance acceptable to Assignor, determined in its reasonable judgment, in conformity of the terms of this Assignment.

The legal description, common street address, and permanent real estate index number(s), are attached hereto and made a part hereof as an Exhibit.

IN WITNESS WHEREOF, Assignor and Assignee as hereunto set their hand this 20th day of July, 2006.

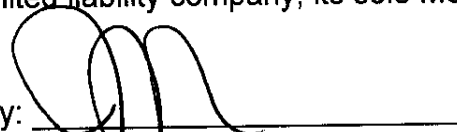
JP MORGAN CHASE BANK AS SUCCESSOR TO BANK ONE, NA, AS SUCCESSOR TO THE FIRST NATIONAL BANK OF CHICAGO

By: 

Its: Vice President

7722 NORTH ASHLAND L.L.C.

By: CORNERSTONE RE HOLDINGS, LLC, an Illinois limited liability company, its sole Member

By: 
Jay Johnson, Manager

This instrument prepared by:
Hauselman, Rappin & Olswang, Ltd.
39 South LaSalle Street, Suite 1105
Chicago, Illinois 60603

Mail to:
David L. Goldstein
35 E. Wacker Dr, Suite 650
Chicago IL 60601

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STATE OF ILLINOIS)
)
COUNTY OF COOK)

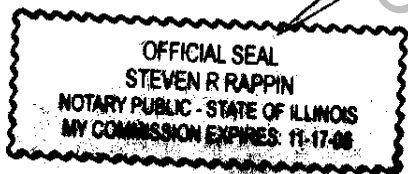
I, Steven Rappin, Notary Public of the County and State aforesaid, certify, that Michael Giterman, personally known to me to be a Vice President of JP Morgan Chase Bank, as successor to Bank One, NA, as successor to The First National Bank of Chicago, personally known to me to be the same person whose name is subscribed on the foregoing instrument, appeared before me this day in person and severally acknowledged that he signed and delivered said instrument as his free and voluntary act and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and official stamp or seal, this 30th day of July, 2006.

[Handwritten Signature]

Notary Public

My commission expires:



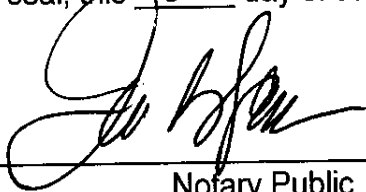
Property of Cook County Clerk's Office

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STATE OF ILLINOIS)
)
COUNTY OF COOK)

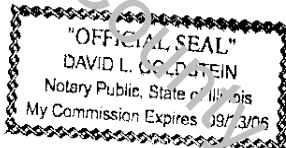
I, David L. Goldstein, Notary Public of the County and State aforesaid, certify, that Jay Johnson, personally known to me to be the Manager of Cornerstone RE Holdings, LLC, the sole Member of 7722 North Ashland L.L.C., an Illinois limited liability company, personally known to me to be the same person whose name is subscribed on the foregoing instrument, appeared before me this day in person and severally acknowledged that he signed and delivered said instrument as his free and voluntary act and as the free and voluntary act of said company, for the uses and purposes therein set forth.

GIVEN under my hand and official stamp or seal, this 20 day of July, 2006.



Notary Public

My commission expires:



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EXHIBIT

PARCEL 1:

LOTS 1 AND 2 IN BLOCK 4 IN GUNDERSON'S NORTH BIRCHWOOD SUBDIVISION (RECORDED AS DOCUMENT NO. 5180393) OF BLOCKS 4 TO 17 OF DAVID P. O'LEARY'S SUBDIVISION IN THE SOUTH HALF OF THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF THE CHICAGO MILWAUKEE AND ST. PAUL RAILROAD, IN COOK COUNTY, ILLINOIS.

Commonly known as 7736-42 NORTH ASHLAND AVENUE, CHICAGO, IL 60626

Permanent Index No. 11-30-217-012

PARCEL 2:

LOTS 3, 4, 5 AND 6 IN BLOCK 4 IN GUNDERSON'S NORTH BIRCHWOOD SUBDIVISION (RECORDED AS DOCUMENT NUMBER 5180393) OF BLOCKS 4 TO 17, BOTH INCLUSIVE, IN DAVID P. O'LEARY'S SUBDIVISION IN THE SOUTH HALF OF THE NORTH EAST QUARTER OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF THE CHICAGO MILWAUKEE AND ST. PAUL RAILROAD, IN COOK COUNTY, ILLINOIS.;

Commonly known as 7722-34 NORTH ASHLAND AVE, CHICAGO, IL 60626

Permanent Index No. 11-30-217-013