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Doc#: 0700535353 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/05/2007 01:45 PM Pg: 1 of 8

UCC FINANCING STATEMENT

FOLLOW INSTRUCTIONS (front and back) CAREFULLY

A. NAME & PHONE OF CONTACT AT FILER [optional]  
(502) 681-0361

B. SEND ACKNOWLEDGMENT TO: (Name and Address)

Robert S. Greenwell  
400 W. Market St. Suite 1800  
Louisville Ky, 40202

CT Lien Ref #: 493539  
Filed with: IL: Cook County Recorder

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

CTIC 8359264 G. Giarelli '08

1. DEBTOR'S EXACT FULL LEGAL NAME - insert only one debtor name (1a or 1b) - do not abbreviate or combine names

1a ORGANIZATION'S NAME OLD OAKS ESTATES LLC

OR

1b INDIVIDUAL'S LAST NAME FIRST NAME MIDDLE NAME SUFFIX

1c MAILING ADDRESS 6547 NORTH AVONDALE, CHICAGO IL 60631 US  
SUITE 301

1d TAX ID #: SSN OR EIN ADD'L INFO RE ORGANIZATION DEBTOR 1e. TYPE OF ORGANIZATION LLC 1f. JURISDICTION OF ORGANIZATION DELAWARE 1g. ORGANIZATIONAL ID #, if any 3809196  NONE

2. ADDITIONAL DEBTOR'S EXACT FULL LEGAL NAME - insert only one debtor name (2a or 2b) - do not abbreviate or combine names

2a ORGANIZATION'S NAME

OR

2b INDIVIDUAL'S LAST NAME FIRST NAME MIDDLE NAME SUFFIX

2c MAILING ADDRESS CITY STATE POSTAL CODE COUNTRY

2d TAX ID #. SSN OR EIN ADD'L INFO RE ORGANIZATION DEBTOR 2e. TYPE OF ORGANIZATION 2f. JURISDICTION OF ORGANIZATION 2g. ORGANIZATIONAL ID #, if any  NONE

3. SECURED PARTY'S NAME (or NAME of TOTAL ASSIGNEE of ASSIGNOR S/P) - insert only one secured party name (3a or 3b)

3a ORGANIZATION'S NAME JPMORGAN CHASE BANK, N.A.

OR

3b INDIVIDUAL'S LAST NAME FIRST NAME MIDDLE NAME SUFFIX

3c MAILING ADDRESS C/O ARCAP SERVICING \* IRVING TX 76039 US

4. This FINANCING STATEMENT covers the following collateral:  
\*5221 N. O'CONNOR BLVD., SUITE 600  
All the property described on Exhibit B attached hereto and made part hereof and relating to the real property described on Exhibit A attached hereto and made part hereof.

Box 400-CTCC

5. ALTERNATIVE DESIGNATION [if applicable]: LESSEE/LESSOR  CONSIGNEE/CONSIGNOR  BAILEE/BAILOR  SELLER/BUYER  AG. LIEN  NON-UCC FILING

6.  This FINANCING STATEMENT is to be filed [for record] [or recorded] in the REAL ESTATE RECORDS. Attach Addendum  7. Check to REQUEST SEARCH REPORT (S) on Debtor(s) [if applicable] [ADDITIONAL FEE] [optional] All Debtors  Debtor 1  Debtor 2

8. OPTIONAL FILER REFERENCE DATA MO211 0M057

87

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## UCC FINANCING STATEMENT ADDENDUM

FOLLOW INSTRUCTIONS (front and back) CAREFULLY

### 9. NAME OF FIRST DEBTOR (1a or 1b) ON RELATED FINANCING STATEMENT

9a. ORGANIZATION'S NAME **OLD OAKS ESTATES LLC**

OR

9b. INDIVIDUAL'S LAST NAME FIRST NAME MIDDLE NAME, SUFFIX

### 10. MISCELLANEOUS:

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### 11. ADDITIONAL DEBTOR'S EXACT FULL LEGAL NAME - insert only one name (11a or 11b) - do not abbreviate or combine names

11a. ORGANIZATION'S NAME

OR

11b. INDIVIDUAL'S LAST NAME FIRST NAME MIDDLE NAME SUFFIX

### 11c. MAILING ADDRESS

CITY STATE POSTAL CODE COUNTRY

11d. TAX ID #: SSN OR EIN ADD'L INFO RE ORGANIZATION DEBTOR 11e. TYPE OF ORGANIZATION 11f. JURISDICTION OF ORGANIZATION 11g. ORGANIZATIONAL ID #, if any

### 12. ADDITIONAL SECURED PARTY'S or ASSIGNOR S/P'S NAME - insert only one name (12a or 12b) NONE

12a. ORGANIZATION'S NAME

OR

12b. INDIVIDUAL'S LAST NAME FIRST NAME MIDDLE NAME SUFFIX

### 12c. MAILING ADDRESS

CITY STATE POSTAL CODE COUNTRY

13. This FINANCING STATEMENT covers  timber to be cut or  as-extracted collateral, or is filed as a  fixture filing.

14. Description of real estate:

See attached Exhibit A.

16. Additional collateral description:

15. Name and address of a RECORD OWNER of above-described real estate (if Debtor does not have a record interest):

17. Check only if applicable and check only one box.

Debtor is a  Trust or  Trustee acting with respect to property held in trust or  Decedent's Estate

18. Check only if applicable and check only one box.

- Debtor is a TRANSMITTING UTILITY  
 Filed in connection with a Manufactured-Home Transaction — effective 30 years  
 Filed in connection with a Public-Finance Transaction — effective 30 years

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EXHIBIT A  
Page 1 of 3  
(Description of Land)

All of that certain lot, piece or parcel of land, with the buildings and improvements thereon, situate, lying and being described as follows:

PARCEL 1:

LOT 1 AND LOTS 6 THROUGH 18, BOTH INCLUSIVE, IN BLOCK 1 IN LYNDAL PARK ADDITION TO HANOVER, BEING THE EAST 10 ACRES OF THAT PART NORTH OF CHICAGO AND GALENA STATE ROAD OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2 INTENTIONALLY OMITTED

PARCEL 3:

THAT PART OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS::

COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4; THENCE WEST ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 638.0 FEET FOR THE PLACE OF BEGINNING; THENCE CONTINUING WEST ALONG SAID SOUTH LINE 832.11 FEET TO THE EAST LINE OF KENILWORTH OAKS SUBDIVISION, UNIT NO. 2; THENCE NORTHERLY ALONG THE EAST LINE OF KENILWORTH OAKS SUBDIVISION, UNIT NO. 2 AND ALONG SAID EAST LINE EXTENDED, 861.96 FEET; THENCE EASTERLY PARALLEL WITH THE SOUTH LINE OF SAID SOUTHWEST 1/4, 951.38 FEET; THENCE SOUTHWESTERLY ALONG A LINE THAT FORMS A COUNTER-CLOCKWISE ANGLE OF 81 DEGREES 26 MINUTES 58 SECONDS WITH THE LAST DESCRIBED COURSE, 358.80 FEET; THENCE SOUTHWESTERLY 513.06 FEET TO THE PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS

PARCEL 4:

THAT PART OF LOT 9 IN COUNTY CLERK'S DIVISION OF UNSUBDIVIDED LANDS IN SECTION 19, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS::

COMMENCING AT A POINT IN THE NORTH LINE OF SAID SECTION, 671 FEET WEST OF THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION; THENCE SOUTH 6 DEGREES 15 MINUTES WEST ALONG THE WEST LINE OF RAMONA AVENUE EXTENDED NORTHEASTERLY, 383 FEET; THENCE WEST PARALLEL WITH THE NORTH LINE OF SAID SECTION, 441.2 FEET; THENCE NORTH 0 DEGREES 10 MINUTES EAST 380 FEET TO SAID NORTH LINE OF SECTION; THENCE EAST ALONG SAID NORTH LINE 485.4 FEET TO THE PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS

PARCEL 5:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 2 AS CREATED BY GRANT OF EASEMENT DATED SEPTEMBER 29, 1983 AND RECORDED OCTOBER 7, 1983 AS DOCUMENT 26813016 FROM ELGIN SUPER AUTO PARTS TO BARTLETT BANK AND TRUST COMPANY, AS

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## EXHIBIT A

Page 2 of 3

(Description of Land)

All of that certain lot, piece or parcel of land, with the buildings and improvements thereon, situate, lying and being described as follows:

TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 29, 1982 AND KNOWN AS TRUST NUMBER 82-21 FOR INGRESS AND EGRESS OVER THE FOLLOWING DESCRIBED LAND:

THAT PART OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE SOUTH LINE OF SAID SECTION 18 WITH THE EAST LINE OF WILLARD AVENUE; THENCE NORTH 1 DEGREES 10 MINUTES EAST ALONG SAID EAST LINE 873.0 FEET; THENCE SOUTH 88 DEGREES 50 MINUTES EAST 601.35 FEET FOR THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 88 DEGREES 50 MINUTES EAST 4.0 FEET TO THE EAST LINE OF KENILWORTH OAKS, UNIT NO. 2 EXTENDED NORTHERLY; THENCE SOUTHERLY ALONG SAID EAST LINE EXTENDED NORTHERLY, 264 FEET TO THE NORTHEAST CORNER OF LOT 22 IN SAID KENILWORTH OAKS, UNIT NO. 2; THENCE WESTERLY ALONG THE NORTH LINE OF SAID LOT 22, A DISTANCE OF 8.0 FEET; THENCE NORTHERLY 264 FEET MORE OR LESS TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

PARCEL 6:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 2 AS CREATED BY GRANT OF EASEMENT DATED AUGUST 4, 1983 AND RECORDED OCTOBER 7, 1983 AS DOCUMENT 26813016 FROM ROBERT AND JAMES SCHROEDER TO BARTLETT BANK AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 29, 1982 AND KNOWN AS TRUST NUMBER 82-21 FOR INGRESS AND EGRESS OVER THE FOLLOWING DESCRIBED LAND:

THAT PART OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:

COMMENCING AT SOUTHEAST CORNER OF SAID SOUTHWEST 1/4; THENCE WEST ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4, A DISTANCE OF 628.0 FEET FOR THE POINT OF BEGINNING; THENCE CONTINUING WEST ALONG SAID SOUTH LINE 10.0 FEET; THENCE NORTHEASTERLY ALONG A LINE THAT FORMS AN ANGLE OF 98 DEGREES 40 MINUTES 48 SECONDS, TO THE RIGHT WITH THE PROLONGATION OF THE LAST DESCRIBED COURSE, A DISTANCE OF 326.25 FEET; THENCE EAST, PARALLEL WITH THE SOUTH LINE OF SAID SOUTHWEST 1/4, 22.0 FEET; THENCE SOUTHEASTERLY ALONG A LINE THAT FORMS AN ANGLE 77 DEGREES 12 MINUTES 36 SECONDS TO THE RIGHT WITH THE PROLONGATION OF THE LAST DESCRIBED COURSE, A DISTANCE OF 44.40 FEET; THENCE SOUTHWESTERLY 293.69 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

PARCEL 7:

LOTS 1, 2, 3, 4, AND 5 IN BLOCK 4 IN LYNDAL PARK ADDITION TO HANOVER BEING A SUBDIVISION OF THE EAST 10 ACRES OF THAT PART NORTH OF THE CHICAGO AND GALENA STATE ROAD, IN THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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EXHIBIT A  
 Page 3 of 3  
 (Description of Land)

Street Address: 850 Villa Street, Elgin, Illinois

Permanent Index Numbers.:

(AFFECTS PARCELS 1 TO 6)

| PERM TAX#  | PCL      |
|--|----------|
| 06-18-302-007-0000   | 1 OF 18  |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 3 |          |
| 06-18-302-008-0000   | 2 OF 18  |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 3 |          |
| 06-18-302-010-0000   | 3 OF 18  |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 3 |          |
| 06-18-302-059-0000   | 4 OF 18  |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 3 |          |
| 06-19-105-001-0000   | 5 OF 18  |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 1 |          |
| 06-19-105-006-0000   | 6 OF 18  |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 1 |          |
| 06-19-105-007-0000   | 7 OF 18  |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 1 |          |
| 06-19-105-008-0000   | 8 OF 18  |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 1 |          |
| 06-19-105-009-0000   | 9 OF 18  |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 1 |          |
| 06-19-105-010-0000   | 10 OF 18 |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 1 |          |
| 06-19-105-011-0000   | 11 OF 18 |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 1 |          |
| 06-19-105-012-0000   | 12 OF 18 |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 1 |          |
| 06-19-105-013-0000   | 13 OF 18 |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 1 |          |
| 06-19-105-014-0000   | 14 OF 18 |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 1 |          |
| 06-19-105-015-0000   | 15 OF 18 |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 1 |          |
| 06-19-105-016-0000   | 16 OF 18 |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 1 |          |
| 06-19-105-017-0000   | 17 OF 18 |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 1 |          |
| 06-19-106-016-0000   | 18 OF 18 |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. PARCEL 4 |          |

(AFFECTS PARCEL 7)

| PERM TAX#   | PCL    |
|---|--------|
| 06-19-104-010-0000                                  | 1 OF 4 |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. |        |
| 06-19-104-016-0000                                  | 2 OF 4 |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. |        |
| 06-19-104-025-0000                                  | 3 OF 4 |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. |        |
| 06-19-104-026-0000                                  | 4 OF 4 |
| THIS TAX NUMBER AFFECTS PART OF PARCEL IN QUESTION. |        |

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Loan No.: V\_61287  
Debtor: OLD OAKS ESTATES LLC

Secured Party: JPMORGAN CHASE BANK, N.A.

**EXHIBIT "B"**  
to  
**UCC FINANCING STATEMENT**

All of Debtor's estate, right, title and interest in, to and under the following described property whether now owned or hereinafter acquired by Debtor (collectively, the "**Property**"):

1. Land. The real property described in Exhibit A attached hereto and made a part hereof (collectively, the "**Land**"), together with additional lands, estates and development rights hereafter acquired by Debtor for use in connection with the development, ownership or occupancy of such real property, and all additional lands and estates therein which may, from time to time, by supplemental mortgage or otherwise be expressly made subject to the lien of that certain Mortgage and Security Agreement executed in connection herewith (the "**Security Instrument**");

2. Improvements. The buildings, structures, fixtures, additions, accessions, enlargements, extensions, modifications, repairs, replacements and improvements now or hereafter erected or located on the Land (the "**Improvements**");

3. Easements. All easements, rights-of-way or use, rights, strips and gores of land, streets, ways, alleys, passages, sewer rights, water, water courses, water rights and powers, air rights and development rights, and all estates, rights, titles, interests, privileges, liberties, servitudes, tenements, hereditaments and appurtenances of any nature whatsoever, in any way now or hereafter belonging, relating or pertaining to the Land and the Improvements and the reversion and reversions, remainder and remainders, and all land lying in the bed of any street, road or avenue, opened or proposed, in front of or adjoining the Land, to the center line thereof and all the estates, rights, titles, interests, dower and rights of dower, curtesy and rights of curtesy, property, possession, claim and demand whatsoever, both at law and in equity, of Debtor of, in and to the Land and the Improvements and every part and parcel thereof, with the appurtenances thereto;

4. Fixtures and Personal Property. All machinery, furnishings, equipment, goods, fixtures (including but not limited to all heating, air conditioning, plumbing, lighting, fans, alarm systems, communications and elevator fixtures) and other property of every kind and nature, whether tangible or intangible, whatsoever owned by Borrower, or in which Borrower has or shall have an interest, now or hereafter located upon the Land and the Improvements, or appurtenant thereto, and usable in connection with the present or future operation and occupancy of the Land and the Improvements, including without limitation, chairs, desks, lamps, mirrors, bookcases, tables, couches, shelves, outdoor furniture, grills, cabinets, rugs, carpeting, floor coverings, draperies and drapery rods and brackets, curtains, shades, venetian blinds, screens, awnings, paintings, hangings, pictures, keys or other entry systems, cable t.v. equipment, intercom equipment, electric and electronic equipment, private telephone systems, heating,



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lighting and plumbing fixtures, fire prevention and extinguishing apparatus, fittings, plants, stoves, ranges, microwaves, dishwashers, garbage disposal units, refrigerators, washers and dryers, tools, lawn mowers, pool equipment, exercise equipment, machinery, water heaters, incinerators, machines, engines, boilers, dynamos, elevators, stokers, tanks, office supplies, other customary apartment equipment, and all building equipment, materials and supplies of any nature whatsoever owned by Borrower, or in which Borrower has or shall have an interest, now or hereafter located upon the Land and the Improvements, or appurtenant thereto, or usable in connection with the present or future operation, enjoyment and occupancy of the Land and the Improvements and the right, title and interest of Borrower in and to any of the Personal Property (as hereinafter defined) which may be subject to any security interests, as defined in the Uniform Commercial Code, as adopted and enacted by the State or States where any of the Property is located (the "**Uniform Commercial Code**") superior in lien to the lien of this Security Instrument and all proceeds and products of the above, expressly excluding the Personal Property of tenants or residents of the Property and Personal Property in the nature of vehicles and manufactured homes owned by Borrower and located on the Land;

5. Leases and Rents. All leases and other agreements affecting the use, enjoyment or occupancy of the Land and the Improvements heretofore or hereafter entered into, whether before or after the filing by or against Debtor of any petition for relief under 11 U.S.C. §101 et seq., as the same may be amended from time to time (the "**Bankruptcy Code**") (individually, a "**Lease**"; collectively, the "**Leases**") and all right, title and interest of Debtor, its successors and assigns therein and thereunder, including, without limitation, cash or securities deposited thereunder to secure the performance by the lessees of their obligations thereunder and all rents (including all tenant security and other deposits), additional rents, revenues, issues and profits (including all oil and gas or other mineral royalties and bonuses) from the Land and the Improvements whether paid or accruing before or after the filing by or against Debtor of any petition for relief under the Bankruptcy Code (collectively the "**Rents**") and all proceeds from the sale or other disposition of the Leases and the right to receive and apply the Rents to the payment of the Debt;

6. Condemnation Awards. All awards or payments, including interest thereon, which may heretofore and hereafter be made with respect to the Property, whether from the exercise of the right of eminent domain (including but not limited to any transfer made in lieu of or in anticipation of the exercise of the right), or for a change of grade, or for any other injury to or decrease in the value of the Property;

7. Insurance Proceeds. All proceeds of and any unearned premiums on any insurance policies covering the Property, including, without limitation, the right to receive and apply the proceeds of any insurance, judgments, or settlements made in lieu thereof, for damage to the Property;

8. Tax Certiorari. All refunds, rebates or credits in connection with a reduction in real estate taxes and assessments charged against the Property as a result of tax certiorari or any applications or proceedings for reduction;

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9. Conversion. All proceeds of the conversion, voluntary or involuntary, of any of the foregoing including, without limitation, proceeds of insurance and condemnation awards, into cash or liquidation claims;

10. Rights. The right, in the name and on behalf of Debtor, to appear in and defend any action or proceeding brought with respect to the Property and to commence any action or proceeding to protect the interest of Secured Party in the Property;

11. Agreements. All agreements, contracts (including purchase, sale, option, right of first refusal and other contracts pertaining to the Property), certificates, instruments, franchises, permits, licenses, approvals, consents, plans, specifications and other documents, now or hereafter entered into, and all rights therein and thereto, respecting or pertaining to the use, occupation, construction, management or operation of the Property (including any Improvements or respecting any business or activity conducted on the Land and any part thereof) and all right, title and interest of Debtor therein and thereunder, including, without limitation, the right, upon the happening of any default hereunder, to receive and collect any sums payable to Debtor thereunder;

12. Trademarks. All tradenames, trademarks, servicemarks, logos, copyrights, goodwill, books and records and all other general intangibles relating to or used in connection with the operation of the Property;

13. Accounts. All accounts, accounts receivable, escrows (including, without limitation, all escrows, deposits, reserves and impounds established pursuant to that certain Escrow Agreement for Reserves and Impounds of even date herewith between Debtor and Secured Party), documents, instruments, chattel paper, deposit accounts, investment property, claims, reserves (including deposits) representations, warranties and general intangibles, as one or more of the foregoing terms may be defined in the Uniform Commercial Code, and all contract rights, franchises, books, records, plans, specifications, permits, licenses (to the extent assignable), approvals, actions, choses, commercial tort claims, suits, proofs of claim in bankruptcy and causes of action which now or hereafter relate to, are derived from or are used in connection with the Property, or the use, operation, maintenance, occupancy or enjoyment thereof or the conduct of any business activities thereon; and

14. Other Rights. Any and all other rights of Debtor in and to the Property and any accessions, renewals, replacements and substitutions of all or any portion of the Property and all proceeds derived from the sale, transfer, assignment or financing of the Property or any portion thereof.