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**ASSIGNMENT OF PROMISSORY NOTE,
MORTGAGE, ASSIGNMENT OF RENTS and
COMMERCIAL GUARANTY
WITHOUT RECOURSE**



Doc#: 0711618111 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 04/26/2007 04:24 PM Pg: 1 of 3

Cambridge Bank ("Assignor") for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00) and good and other valuable consideration receipt and sufficiency of which is hereby acknowledged, hereby sells, assigns, transfers, and sets over, without recourse and without any representations of any kind or nature, oral or written, expressed or implied, subject to the mortgagor's right of reinstatement of the Promissory Note or redemption pursuant to the Illinois Code of Civil Procedure, to Mardy Shek Wab, LLC, an Illinois limited liability company ("Assignor"), all of Assignor's right, title and interest in, to, and under the following documents: (a) Promissory Note in the principal amount of \$1,800,000.00, executed by Scott L. Cohen ("Borrower") dated May 20, 2002, secured by a (b) Mortgage also dated May 20, 2002, and recorded with the Recorder of Deeds of Cook County on July 12, 2002 as document number 0020763324; (c) Assignment of Rents dated May 20, 2002, recorded with the Recorder of Deeds of Cook County on July 12, 2002 as

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document number 0020763325; (d) Commercial Guaranty of George Makris dated May 20, 2002; (e) Assignor's title insurance policy insuring the Mortgage; (f) the real estate described therein; and (g) any and all other documents securing the Note, and any and all extensions and modifications thereto, accrued interest and other 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 March 22, 2007, 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.

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 real estate is commonly known as 9 North Wabash Avenue, Chicago IL 60602

LOT 10 (EXCEPT THE NORTH 40.50 FEET THEREOF) AND THE NORTH 37.5 FEET OF LOT 9 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION IN THE SOUTH FRACTIONAL HALF OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN 17-10-312-004

[Signature Page Follows]

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CAMBRIDGE BANK

By:

John Hunt
JOHN HUNT, Senior Vice President

State of Illinois)
)SS.
County of Cook)

I, Tom Kyriakopoulos, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that JOHN HUNT, personally known to me to be the Senior Vice President of Cambridge Bank whose name is subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that he signed and delivered this Assignment Without Recourse of the Promissory Note, Mortgage, Assignment of Rents and Commercial Guaranty described therein as the free and voluntary act of Cambridge Bank for the uses and purposes therein set forth, and that he is authorized to execute this Assignment Without Recourse of the Promissory Note, Mortgage, Assignment of Rents and Commercial Guaranty on behalf of Cambridge N.A.

GIVEN under my hand and seal this 16th day of April, 2007.

Tom Kyriakopoulos
NOTARY PUBLIC



My commission expires the 2nd of April, 2007

Drafted by:
Jerold J. Shapiro
KAMM & SHAPIRO, LTD.
Suite 1700
318 W. Adams
Chicago, IL 60606
(312) 726-9777

Mail to:
Steven R. Rappin
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Suite 1105
39 S. LaSalle Street
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312-372-2020

Notary's Office