

# UNOFFICIAL COPY



## UCC FINANCING STATEMENT

FOLLOW INSTRUCTIONS (front and back) CAREFULLY

Doc#: 0907210023 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/13/2009 01:16 PM Pg: 1 of 3

A. NAME & PHONE OF CONTACT AT FILER [optional]

B. SEND ACKNOWLEDGMENT TO: (Name and Address)

POLSINELLI SHUGHART, PC  
ATTN: JENNIFER L. WORSTELL, ESQ.  
180 N. STETSON AVENUE, SUITE 4525  
CHICAGO, IL 60601-6733

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

### 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  
1755 DAMEN LLC

OR

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

1c. MAILING ADDRESS CITY STATE POSTAL CODE COUNTRY  
1753 N. DAMEN AVE., STE. 200 CHICAGO IL 60647 USA

1d. SEE INSTRUCTIONS ADD'L INFO RE ORGANIZATION DEBTOR 1e. TYPE OF ORGANIZATION 1f. JURISDICTION OF ORGANIZATION 1g. ORGANIZATIONAL ID #, if any  
LLC ILLINOIS 01316605  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. SEE INSTRUCTIONS 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  
BUILDERS CAPITAL LLC

OR

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

3c. MAILING ADDRESS CITY STATE POSTAL CODE COUNTRY  
210 QUAIL RIDGE DRIVE WESTMONT IL 60559 USA

### 4. This FINANCING STATEMENT covers the following collateral:

SEE EXHIBITS A & B ATTACHED HERETO.

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  If applicable 7. Check to REQUEST SEARCH REPORT(S) on Debtor(s) [ADDITIONAL FEE] (optional)  All Debtors  Debtor 1  Debtor 2

### 8. OPTIONAL FILER REFERENCE DATA

051870-131594 CHIDM#49322

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## EXHIBIT A

1. Any fixtures or attachments now or hereafter owned by Debtor and located in or on, forming part of, attached to, used or intended to be used in connection with or incorporated in the real property located at 1753-57 N. Damen, Chicago, Illinois, and legally described on Exhibit B (the "Real Property"), including all extensions, additions, betterments, renewals, substitutions and replacements to any of the foregoing ("Improvements");
2. Any interests, estates or other claims of every name, kind or nature, both at law and in equity, which Debtor now has or may acquire in the Real Property, the Improvements, the Equipment (as hereinafter defined) or any of the property described in clauses 3, 5, 6, 7 or 8 hereof;
3. All of Debtor's interest and rights as lessor in and to all leases, subleases and agreements written or oral, now or hereafter entered into, affecting the Real Property, the Improvements, the Equipment or any part thereof, and all income, rents, receipts, issues, proceeds and profits accruing therefrom (provided that the assignment hereby made shall not diminish or impair the obligations of Debtor under the provisions of such leases, subleases or agreements, nor shall such obligations be imposed on Secured Party);
4. All right, title and interest of Debtor in and to all fixtures, personal property of any kind or character now or hereafter attached to, contained in and used or useful in connection with the Real Property or the improvements, together with all furniture, furnishings, apparatus, goods, systems, fixtures and other items of personal property of every kind and nature, now or hereafter located in upon or affixed to the Real Property or the Improvements, or used or useful in connection with any present or future operation of the Real Property or the Improvements, including, but not limited to, all apparatus and equipment used to supply heat, gas, air conditioning, water, light, power, refrigeration, electricity, plumbing and ventilation, including all renewals, additions and accessories to and replacements of and substitutions for each and all of the foregoing, and all proceeds therefrom (the "Equipment");
5. All of the estate, interest, right, title or other claim or demand which Debtor now has or may acquire with respect to (i) proceeds of insurance in effect with respect to the Real Property, the Improvements or the Equipment, and (ii) any and all awards, claims for damages, judgments, settlements and other compensation made for or consequent upon the taking by condemnation, eminent domain or any like proceeding of all or any portion of the Real Property, the Improvements or the Equipment;
6. All intangible personal property, trade names, accounts, licenses, permits, instruments, contract rights, and chattel paper of Debtor, including, but not limited to cash, accounts receivable, bank accounts, project performance bonds, certificates of deposit, rights (if any) to amounts held in escrow, deposits, judgments, liens and causes of action, warranties and guaranties, relating to the Real Property, the Loan Documents (as defined in that certain Construction Loan Agreement dated as of the date hereof, by and between Debtor and Secured Party);
7. All other property rights of Debtor of any kind or character related to all or any portion of the Real Property, the Improvements or the Equipment; and
8. The proceeds from the sale, transfer, pledge or other disposition of any or all of the property described in the preceding clauses.

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## EXHIBIT B

### LEGAL DESCRIPTION:

LOTS 16 TO 20, BOTH INCLUSIVE, IN BLOCK 37 AND THE WEST ½ OF THE VACATED ALLEY BETWEEN LOTS 15 AND 16 IN SAID BLOCK 37 IN E.R. SMITH'S SUBDIVISION OF SHEFFIELD'S ADDITION IN SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Commonly known as: 1753-57 N. DAMEN, CHICAGO, ILLINOIS

PIN: 14-31-416-001-0000; 14-31-416-002-000;

14-31-416-003-0000; 14-31-416-004-0000 and 14-31-416-005-0000

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