



ASSIGNMENT OF a)
MORTGAGE and
b) ASSIGNMENT OF
RENTS

① GNT # 10-0301

Doc#: 1020829055 Fee: \$62.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/27/2010 02:48 PM Pg: 1 of 3

THIS ASSIGNMENT OF a) MORTGAGE and b) ASSIGNMENT OF RENTS, effective as of the 21st day of July, 2010, is made and executed between David Zimberoff, individually and David Zimberoff, as Trustee of Zgull Exemption Trust, dated 4/20/98 ("collectively, the Assignor"), and ALSJ, Inc., an IL corporation at 6603 Beckwith Rd., Morton Grove, IL 60053 ("Assignee").

For good and valuable consideration, in hand paid by Assignee to Assignor, the Assignor does hereby sell, assign and transfer to Assignee, his successors and assigns, all of Assignor's title and interest in that certain 1) Mortgage dated 1/30/04, made by Old Willow Falls PH LLC to Charter Bank and Trust, to secure an indebtedness of \$720,000.00, which encumbered the Real Property, and which was recorded on 2/05/04 as Document No. 0403618172, in the Office of the Cook County Recorder's Office, which such Mortgage was assigned to Assignor by an Assignment of Mortgage and Promissory Note from Charter Bank and Trust in favor of Assignor, which such Assignment was recorded on 3/17/09 as Document No. 0907610032, in the Office of the Cook County Recorder's Office and 2) Assignment of Rents dated 1/30/04, made by Old Willow Falls PH LLC to Charter Bank and Trust, which was recorded on 2/05/04 as Document No. 0403618173, in the Office of the Cook County Recorder's Office, which such Assignment of Rents was assigned to Assignor by an Assignment of said Assignment of Rents from Charter Bank and Trust in favor of Assignor, which such Assignment was recorded on 1/03/10 as Document No. 1001334084, in the Office of the Cook County Recorder's Office.

REAL PROPERTY DESCRIPTION: The legal description, address and PIN number of the property is set forth in Exhibit A, attached hereto.

IN WITNESS WHEREOF, the undersigned has executed this Instrument effective as of the date above written.

David Zimberoff, individually

ZGULLL EXEMPTION TRUST, Dated 4/20/98

By: _____
David Zimberoff, Trustee

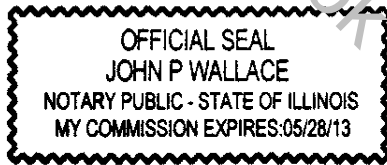
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STATE OF ILLINOIS }
COUNTY OF ~~COOK~~ } Ss
McHenry J.P.W.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that David Zimberoff, individually and as Trustee of the Zgull Exemption Trust, dated 4/20/98, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act of said Trust, for the uses and purposes therein, set forth.

GIVEN under my hand and notarial seal this 22nd day of July, 2010

John P. Wallace
Notary Public



PREPARED BY:

~~David Zimberoff~~ *Robert Rothstein, Esq.*
~~1340 N. Astor St., No. 2706~~ *310 W. Randolph*
~~Chicago, IL 60610~~ *Suite 800*
Chicago, IL 60601

AND UPON
RECORDATION RETURN TO:

ALSJ, Inc.
6603 W. Beckwith
Morton Grove, IL 60053
Attention: Andrew Lee

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EXHIBIT A

LEGAL DESCRIPTION

UNITS 114, 122, 124, 150, 156, 158, 170, 172, 178 AN 250 TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN OLD WILLOW FALLS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL 1: THE EAST 506.52 FEET OF THE WEST 1526.52 FEET OF THE FOLLOWING DESCRIBED TRACT: THE SOUTH 53 ACRES OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR THE BENEFIT OF PARCLE 1 AS CREATED BY GRANT OF MUTUAL EASEMENTS BY AND BETWEEN EXCHANGE NATIONAL BANK OF CHICAGO AS TRUSTEE UNDER TRUST NUMBER TRUST NUMBER 15266, TRUST NUMBER 15497 AND TRUST NUMBER 15498 AND BEVERLY SAVINGS AND LOAN ASSOCIATION, DATED MARCH 13, 1963 AND RECORDED MARCH 18, 1963 AS DOCUMENT NUMBER 18745223 FOR INGRESS AND EGRESS AS A PRIVATE DRIVEWAY OVER THE SOUTH 2 RODS OF THE FOLLOWING DESCRIBED TRACT: THE SOUTH 53 ACRES OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS (EXCEPT THEREFROM THAT PART LYING EAST OF THE WESTERLY LINE OF RIVER ROAD AS NOW LOCATED, AND ALSO EXCEPTING THEREFROM THAT PART IN THE WEST 1526.52 FEET OF SAID NORTHEAST 1/4, ALL IN COOK COUNTY, ILLINOIS.

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT D TO THE DECLARATION OF CONDOMINIUM MADE BY FIRST NATIONAL BANK AND TRUST COMPANY OF EVANSTON, NOT PERSONALLY, BUT AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 10, 1971 AND KNOWN AS TRUST NUMBER R-1540 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 25090133.

THE REAL PROPERTY OR ITS ADDRESS IS COMMONLY KNOWN AS 850-880 E. OLD WILLOW ROAD, UNITS #114, #122, #124, #150, #156, #158, #170, #172, #178 AND #250, PROSPECT HEIGHTS, IL 60070. THE REAL PROPERTY TAX IDENTIFICATION NUMBER IS 03-24-202-025-1014; 03-24-202-025-1022; 03-24-202-025-1024; 03-24-202-025-1050; 03-24-202-025-1056; 03-24-202-025-1058 03-24-202-025-1070; 03-25-202-025-1072; 03-24-202-025-1078; and 03-24-202-025-1138.