

# UNOFFICIAL COPY



Doc#: 1028818060 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 10/15/2010 02:40 PM Pg: 1 of 4

WHEN RECORDED MAIL TO:

Aurora Bank FSB  
Attn: Special Assets  
27472 Portola Pkwy, Suite 205, #419  
Foothill Ranch, CA 92610  
Loan# 00301522

This Assignment Prepared By: Jennifer Henninger, Special Assets Administrative Assistant  
Aurora Bank FSB  
25510 Commercentre Dr., Suite 100  
Lake Forest, CA 92630

## ASSIGNMENT OF MORTGAGE AND OTHER LOAN DOCUMENTS

FOR VALUE RECEIVED the undersigned AURORA BANK FSB FORMERLY KNOWN AS LEHMAN BROTHERS BANK, FSB (hereinafter "ASSIGNOR"), to and in favor of U.S. Bank National Association, as Trustee for Lehman Brothers Small Balance Commercial Mortgage Pass-Through Certificates, Series 2006-3 (hereinafter "Assignee") effective as of the 30th day of November, 2006.

WHEREAS, ASSIGNOR is the current holder of that certain Mortgage dated 10/02/2006 executed by Spoko Enterprises, LLC., an Illinois Limited Liability Company, as Borrower and recorded on 10/24/2006, as Doc# 0629717171, in the Official Records of Cook County, Illinois, which Mortgage may have been delivered to ASSIGNOR to secure certain indebtedness and obligations as described in the Mortgage ("Indebtedness"), and which Mortgage encumbers that certain real property described on Exhibit "A" attached hereto and incorporated herein by this reference, which property is also known as 3850 West Cortland Street, Chicago, IL. PIN 13-35-302-020-0000

WHEREAS, the Mortgage and each and all of the loan, security, guaranty, and/or any other documents incident to or connected with the foregoing delivered in favor of ASSIGNOR in connection with the Mortgage and/or the Indebtedness are hereinafter collectively referred to as the "Loan Documents."

WHEREAS, for good and valuable consideration, ASSIGNOR hereby desires to absolutely assign the Loan Documents to Assignee (including without limitation the Mortgage).

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(Continued)

**NOW, THEREFORE,** ASSIGNOR agrees as follows:

1. ASSIGNOR hereby absolutely grants, sells, assigns, transfers, and conveys to Assignee all of Assignor's right, title and interest in, to and under the Mortgage, the Note, the Indebtedness and each and all of the other Loan Documents (including without limitation all evidence of Indebtedness, the money due and to become due thereon with interest, and all rights accrued or to accrue under said Mortgage).
2. ASSIGNOR hereby represents and warrants to and covenants with Assignee as of the date of recordation hereof, concerning the Loan Documents, as follows:
  - a. ASSIGNOR is the true and lawful sole owner of the Loan Documents;
  - b. ASSIGNOR has full right, title and authority to make this Assignment of the Loan Documents to Assignee;
  - c. ASSIGNOR has not executed any transfer, conveyance, release, discharge, satisfaction or cancellation of any of its rights under the Loan Documents nor released any portion of the security described in the Mortgage or the liability for the payment of the Note;
  - d. Promptly upon request by Assignee, ASSIGNOR will endorse and deliver the Note to Assignee, or its designee or order, without recourse; and
  - e. Neither the Borrower under the Mortgage nor its successors, assigns, grantees nor any other persons or entities has as of the date hereof notified ASSIGNOR of, nor is ASSIGNOR aware of, any defense to the validity or enforceability of the Note, the Mortgage or the Loan Documents;
  - f. The Mortgage does not secure any indebtedness other than evidenced by the Note; and
  - g. The person executing this Assignment on behalf of ASSIGNOR has full power and authority to do so.

**AURORA BANK FSB f/k/a  
LEHMAN BROTHERS BANK, FSB**

By: Name: Jack JacobIts: Vice PresidentDate: August 26, 2010

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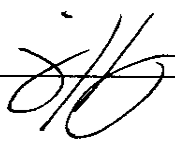
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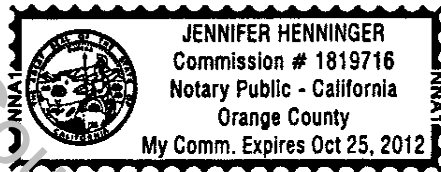
State of California )  
 )ss  
County of Orange )

On August 27, 2010 before me, Jennifer Henninger, Notary Public, personally appeared Jack Jacob who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under **PENALTY OF PERJURY** under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Signature 



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## Exhibit "A"

ALL OF LOTS 3, 6, 7, 8 AND 9 LYING WESTERLY OF THE SOUTHWESTERLY RIGHT OF WAY OF THE CHICAGO, MILWAUKEE, ST. PAUL AND PACIFIC RAILROAD IN BLOCK 2 IN BREIDT'S SUBDIVISION OF THE EAST 1/2 OF THE NORTH 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO LOT 10 IN BLOCK 2 IN BREIDT'S SUBDIVISION OF THE EAST 1/2 OF THE NORTH 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL IN COOK COUNTY, ILLINOIS

ALSO:

ALL THAT PART OF THE NORTH AND SOUTH 16 FOOT PUBLIC ALLEY (NOW VACATED) LYING EAST OF AND ADJOINING THE EAST LINE OF LOT 10 AND LYING EAST OF AND ADJOINING THE SOUTH 65.82 FEET OF THE EAST LINE OF LOT 7 AND SOUTHWESTERLY OF AND ADJOINING THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF THE CHICAGO, (MILWAUKEE), ST. PAUL AND PACIFIC RAILROAD, ALL IN BLOCK 2 IN SAID BREIDT'S SUBDIVISION OF THE EAST 1/2 OF THE NORTH 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Cook County Clerk's Office