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Doc#: 1035118023 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 12/17/2010 11:57 AM Pg: 1 of 4

Property of Cook County Clerk's Office

ASSIGNMENT OF MORTGAGE

Legal description:

See attached

Address of Property: 800-808 W. Randolph, Chicago, IL 60607

Permanent Index Number: 17-08-434-022-0000

Assignment of Mortgage Prepared By:

Reniva and Associates

830 N. Meacham

Schaumburg, IL 60173

Return to:

Michael A. Manges, Esq.

Joseph LaZara & Associates, P.C.

7246 West Touhy Avenue

Chicago, IL 60631

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Assignment of Mortgage

This Assignment dated November 9, 2010 between PRIVATE VENTURES INC., an Illinois Corporation ("Assignor"), of 120 West Eastman, #102, Arlington Heights, IL 60004 and RAPID GROWTH FUNDING LLC, an Illinois limited liability company ("Assignee"), of 1109 North Delphia, Park Ridge, IL 60068.

Whereas:

- (A) By a mortgage dated September 14, 2010 ("Mortgage"), and recorded on November 4, 2010 as Registration/Recordal Number 1030812101, the property described as 800-8008 W. Randolph, Chicago, IL 60607, ("Property") was mortgaged in favor of the Assignor to secure payment of the principal sum of \$160,500.00 with interest as therein set out upon the terms therein mentioned;
- (B). The Permanent Index Number is 17-08-434-022-0000 and the property's legal description is attached hereto as Exhibit "A;"
- (C). There is now owing upon the Mortgage for principal \$160,500.00 together with interest thereon from the date hereof;
- (D). Assignor has agreed to assign the Mortgage to Assignee;

In consideration of the premises and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties hereby agree as follows:

1. Assignor hereby assigns, transfers and sets over to Assignee Assignor's interest as mortgagee in Mortgage and also the sum of Amount of Indebtedness now owing from mortgage borrower to Assignor \$160,500.00 now owing as aforesaid, together with all monies that may hereafter become due or owing in respect of Mortgage, the charge upon the Property and the full benefit of all powers and of all covenants contained in Mortgage, and also the full power and authority to use the name or names of Assignor for enforcing the performance of the covenants and other matters and things contained in Mortgage.
2. Assignor makes this assignment to Assignee, to have and to hold the said Mortgage and all monies arising in respect of the same and to accrue thereon, to the use of Assignee absolutely forever, but subject to the terms contained in such Mortgage.
3. Assignor hereby covenants with Assignee that Mortgage is a good and valid security and the sum of Amount of Indebtedness Now Owing from Mortgage Borrower to Assignor \$160,500.00 is now owing and unpaid and that Assignor has not done or permitted any act, matter or thing whereby Mortgage has been released or discharged either partly or in its entirety.
4. Assignee may collect, realize, sell or otherwise deal with the assigned accounts or any part thereof in such manner, upon such terms and conditions and at such time or times as may seem to it advisable and without notice to Assignor (except as otherwise required by any applicable law), and may charge on its own behalf and pay to others reasonable sums for expenses incurred and for services rendered (expressly including legal advice and services) in or in connection with collecting, realizing, selling or obtaining payment of the Assigned Accounts and may add the amount of such sums to the indebtedness of Assignor.

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5. Assignor shall from time to time forthwith on Assignee's request do, make and execute all such further assignments, documents, acts, matters and things as may be required by Assignee of or with respect to Mortgage as may be required to give effect to these presents, including, but not limited to obtaining waivers and subordinations of interests in Mortgage from any persons having a prior claim or interest thereto. Assignor hereby constitutes and appoints Assignee the true and lawful attorney of Assignor irrevocable with full power or substitution to do, make and execute all such statements, assignments, documents, acts, matters or things with the right to use the name of Assignor whenever and wherever it may be deemed necessary or expedient.

6. The provisions hereof shall inure to the benefit of the successors and assigns of Assignee and shall be binding upon the respective heirs, executors, administrators, successors and assigns of Assignor.

7. This is the entirety of the agreement. Any changes must be made in writing and signed by both parties. Any disputes must be brought in the state of ILLINOIS

Date: 11/19/10

[Signature] *Michelle Regis*
Assignor Assignee

Michael A. Wang
Witness Witness
Assignment of Mortgage

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Legal Description:

LOTS 17 AND 18 (EXCEPT FOR THE SOUTHERLY 35 FEET FOR RANDOLPH STREET) IN BLOCK 36 IN CARPENTER'S ADDITION TO CHICAGO IN THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. # 17-08-434-022-0000

Property Address: 800-808 W. Randolph St., Chicago, IL 60607

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