

# UNOFFICIAL COPY



Doc#: 1104729097 Fee: \$46.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/16/2011 12:40 PM Pg: 1 of 6

This document prepared by,  
and after recording return to:

GoodSmith Gregg & Unruh LLP  
150 S. Wacker Dr., Suite 3150  
Chicago, IL 60606  
Attn: Linda S. Schurman, Esq.

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## ASSIGNMENT OF MORTGAGE

This Assignment of Mortgage ("Assignment") is made as of this 10<sup>th</sup> day of February, 2011, from RIVERSOURCE LIFE INSURANCE CO. OF NEW YORK, a New York corporation, formerly known as IDS Life Insurance Company of New York ("Assignor"), to RIVERSOURCE NY REO, LLC, a New York limited liability company ("Assignee").

### RECITALS:

- A. Assignor is the owner of the documents described on Exhibit A attached hereto (the "Mortgage Documents"), which documents, among others, secure the loan evidenced by that certain Promissory Note from Van Buren Associates, an Illinois general partnership ("Borrower"), to Assignor dated March 4, 2004, in the original principal amount of \$2,825,000.00 (the "Note").
- B. Assignor has assigned the Note and the loan documents related thereto (including, without limitation, the Mortgage Documents) to Assignee. Assignor and Assignee desire to give record notice of the assignment of the Mortgage Documents by Assignor to Assignee.

### AGREEMENT:

1. **ASSIGNMENT.** For good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, Assignor does hereby sell, assign, transfer and set over unto Assignee, without recourse, all of Assignor's right, title and interest in, to and under the Mortgage Documents.
2. **RECORDING.** The parties intend that this Assignment will be recorded in the Office of the Recorder of Deeds for Cook County, Illinois.

**[Signature Page Follows]**

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IN WITNESS WHEREOF, Assignor has executed this Assignment as of the day and year first above-written.

RIVERSOURCE LIFE INSURANCE CO. OF  
NEW YORK, a New York corporation, formerly  
known as IDS Life Insurance Company of New  
York *DR*

By: *Nancy Hughes*  
Name: Nancy Hughes  
Its: Assistant Vice President

By: *Cynthia S. Welter*  
Name: Cynthia S. Welter  
Its: Assistant Secretary

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## EXHIBIT A

### Mortgage Documents

1. Mortgage and Security Agreement and Fixture Filing Statement with Assignment of Leases and Rents dated March 4, 2004, from Borrower to Assignor and recorded in the Office of the Recorder of Deeds of Cook County, Illinois on March 8, 2004 as Document No. 0406842228, encumbering certain real property and other collateral as described therein located at 212 West Van Buren in Chicago, Illinois and legally described therein and on Exhibit B attached hereto (the "Mortgaged Property"); and
2. Assignment of Leases and Rents from Borrower to Assignor and recorded in the Office of the Recorder of Deeds of Cook County, Illinois on March 8, 2004 as Document No. 0406842229, encumbering the Mortgaged Property.

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EXHIBIT B

**Legal Description**

*See attached.*

Property of Cook County Clerk's Office



PIN: 17-16-228-013-0000

Common Address: 212 West Van Buren, Chicago, Illinois

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## LEGAL DESCRIPTION

### PARCEL 1:

SUB-LOT 3 IN LAFLIN, LOOMIS AND CLARE'S PARTITION OF LOTS 14, 15 AND 16 AND THE SOUTHERLY 13 FEET OF LOT 13, ALL IN THOMAS H. HUBBARDS SUBDIVISION OF THE EAST 1/2 OF BLOCK 91 IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, RECORDED FEBRUARY 21, 1878 AS DOCUMENT 170095.

### PARCEL 2:

6 FOOT PRIVATE ALLEY LYING NORTH OF AND ADJOINING SUB-LOT 3 AS SHOWN ON THE PLAT OF LAFLIN, LOOMIS AND CLARE'S PARTITION OF LOTS 14, 15 AND 16 AND THE SOUTHERLY 13 FEET OF LOT 13, ALL IN THOMAS H. HUBBARDS SUBDIVISION OF THE EAST 1/2 OF BLOCK 91 IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, RECORDED FEBRUARY 21, 1878 AS DOCUMENT 170095.

### PARCEL 3:

NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE AGREEMENT DATED JULY 6, 1856 AND RECORDED MAY 23, 1887 AS DOCUMENT 832440 MADE BY JOHN G. SHORTALL AND OTHERS OVER THE FOLLOWING DESCRIBED LAND:

BEGINNING AT A POINT ON THE WEST LINE OF LOT 3 IN LOOMIS AND OTHERS SUBDIVISION AFORESAID 80 FEET NORTH OF THE NORTH LINE OF VAN BUREN STREET; RUNNING THENCE EAST 73 1/2 FEET TO A POINT 6 FEET SOUTH OF THE NORTH LINE OF LOT 2 AFORESAID, AND 20 FEET EAST OF THE WEST LINE THEREOF; THENCE NORTH 12 FEET TO A POINT 6 FEET SOUTH OF THE NORTH LINE OF LOT 13 AFORESAID; THENCE WEST 73 1/2 FEET TO A POINT IN THE EAST LINE OF MAIN ALLEY RUNNING NORTH AND SOUTH THROUGH THE MIDDLE OF SAID BLOCK 91, 6 FEET SOUTH OF THE NORTHWEST CORNER OF SAID LOT 13; THENCE SOUTH 12 FEET TO THE POINT OF BEGINNING.