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This document prepared by
and return to:
Valerie J. Freireich
Chuhak & Tecson, P.C.
30 S. Wacker Dr., Suite 2600
Chicago, Illinois 60606



Doc#: 1130044081 Fee: \$50.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 10/27/2011 04:09 PM Pg: 1 of 8

Property of Cook County Clerk's Office

THIS SPACE FOR RECORDER'S USE ONLY

ASSIGNMENT OF MORTGAGE AND RELATED LOAN DOCUMENTS

For TEN and 00/100 DOLLARS (\$10.00) lawful money of the United States of America in hand paid and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the **FEDERAL DEPOSIT INSURANCE CORPORATION, AS RECEIVER OF FIRST CHICAGO BANK & TRUST** ("Assignor"), with an address of 1601 Bryan Street, Suite 1700, Dallas, TX 75201, hereby grants, assigns, transfers and sets over to **NORTHBROOK BANK & TRUST COMPANY**, an Illinois state bank, with an address of 100 Waukegan Road, Northbrook, Illinois 60062, together with its successors and assigns ("Assignee"), **WITHOUT RECOURSE**, all of the Assignor's and First Chicago Bank & Trust's entire right, title and interest in and to all of the following:

- a. That certain Mortgage made by 1307 S. Wabash II, LLC formerly known as Zapatista Holdings, LLC, an Illinois limited liability company, in favor of First Chicago Bank & Trust, dated July 15, 2009 recorded by the Cook County, Illinois Recorder of Deeds ("Recorder") on August 27, 2009 as Document # 0923929025 encumbering real property commonly known as 1307 S. Wabash, First Floor, Chicago, Illinois, having PIN number 17-22-104-031-0000 and legally described as set forth on Exhibit A attached hereto and incorporated herein by reference ("Premises");
- b. That certain Modification of Mortgage made by 1307 S. Wabash II, LLC formerly known as Zapatista Holdings, LLC, an Illinois limited liability company, in favor of First Chicago Bank & Trust, dated April 29, 2010 recorded by the Recorder on June 8, 2010 as Document # 1015944086 encumbering the Premises;
- c. That certain Assignment of Rents made by 1307 S. Wabash II, LLC formerly known as Zapatista Holdings, LLC, an Illinois limited liability company, in favor of First Chicago Bank & Trust, dated July 15, 2009 recorded by the Recorder on August 27, 2009 as Document # 0923929026 encumbering the Premises;

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- d. That certain Business Loan Agreement dated July 15, 2009 between 1307 S. Wabash II, LLC, an Illinois limited liability company as Borrower and First Chicago Bank & Trust, as Lender;
- e. That certain Change in Terms Agreement dated April 29, 2010 between 1307 S. Wabash II, LLC, an Illinois limited liability company as Borrower and First Chicago Bank & Trust, as Lender; and
- f. Assignor's and First Chicago Bank & Trust's entire right, title and interest in all other documents and instruments not specifically enumerated herein which evidence or secure repayment of the indebtedness described in the Mortgage or insure the Premises or other collateral described in any of the above enumerated documents or instruments or which insure Assignor's and First Chicago Bank & Trust's title and interest in the Premises and other collateral.

TO HAVE, HOLD, RECEIVE AND TAKE, all and singular the hereditaments and premises hereby and thereby granted, described and assigned, or mentioned and intended so to be, with the appurtenances, unto the Assignee to and for its proper use and benefit forever, without recourse, representation or warranty, express or implied, by the FDIC in its corporate capacity or as Receiver.

(Remainder of page intentionally blank; signature page follows.)

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WITNESS the due execution hereof on 26th of Oct., 2011, to be **effective as of July 8, 2011.**

FEDERAL DEPOSIT INSURANCE CORPORATION, as Receiver of First Chicago Bank & Trust

By: DeAnn O'Donovan, SVP
Name: DeAnn O'Donovan, Senior Vice President
Title: Attorney-in-fact
acting pursuant to that certain Limited Power of Attorney granted by the Federal Deposit Insurance Corporation on August 10, 2011 and recorded with the Cook County, Illinois Recorder of Deeds on August 11, 2011 as Document #1122355023 - a true and correct copy of the original so filed in Cook County Recorder of Deeds Office is attached hereto

STATE OF ILLINOIS

COUNTY OF DuPage

ss:

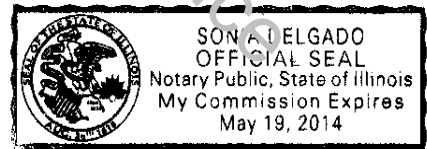
On this 26th day of October, 2011, before me, a Notary Public, the undersigned, DeAnn O'Donovan, acting as agent-in-fact of the Federal Deposit Insurance Corporation pursuant to that certain Limited Power of Attorney granted on August 10, 2011 and recorded with the Cook County, Illinois Recorder of Deeds on August 11, 2011 as Document #1122355023, personally appeared before me, who acknowledged herself to be the holder of the Power of Attorney and that she, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing on behalf of said Federal Deposit Insurance Corporation.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Sonia Delgado

Notary Public

My commission expires: May 19, 2014



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EXHIBIT A

LEGAL DESCRIPTION

That part of Lots 3, 4, 5 and 6 in Lunt and Hamlin's Subdivision of the West Half of Block 8 of Assessor's Division of the Northwest Fractional Quarter of Section 22, Township 39 North, Range 14 East of the Third Principal Meridian, which lies above a horizontal plane having an elevation of +13.79 feet Chicago City Datum and which lies below a horizontal plane having an elevation of +25.87 feet Chicago City Datum and is bounded and described as follows: Commencing at the Southwest corner of said Lot 6; thence North 00 degrees 00 minutes 00 seconds East along the West line of said Lot 6, a distance of 1.10 feet to the place of beginning; thence continuing North 00 degrees 00 minutes 00 seconds East along the West line of said Lots 3, 4, 5, and 6 a distance of 79.86 feet (the West line of said Lots also being the East line of South Wabash Avenue); thence North 89 degrees 55 minutes 55 seconds East, 20.20 feet; thence South 00 degrees 04 minutes 05 seconds East, 1.44 feet; thence North 89 degrees 55 minutes 55 seconds East, 2.00 feet; thence North 00 degrees 04 minutes 05 seconds West, 1.45 feet; thence North 89 degrees 55 minutes 55 seconds East, 16.27 feet; thence South 00 degrees 04 minutes 05 seconds East, 1.46 feet; thence North 89 degrees 55 minutes 55 seconds East, 2.03 feet; thence North 00 degrees 04 minutes 05 seconds West, 1.55 feet; thence North 89 degrees 55 minutes 55 seconds East, 16.30 feet; thence South 00 degrees 04 minutes 05 seconds East, 60.55 feet; thence South 89 degrees 55 minutes 55 seconds West, 0.14 feet; thence South 00 degrees 04 minutes 05 seconds East, 2.00 feet; thence North 89 degrees 55 minutes 55 seconds East, 0.21 feet; thence South 00 degrees 04 minutes 05 seconds East, 17.35 feet; thence South 89 degrees 55 minutes 55 seconds West, 17.01 feet; thence North 00 degrees 04 minutes 05 seconds West, 3.15 feet; thence South 89 degrees 55 minutes 55 seconds West, 1.20 feet; thence South 00 degrees 04 minutes 05 seconds East, 3.15 feet; thence South 89 degrees 55 minutes 55 seconds West, 16.98 feet; thence North 00 degrees 04 minutes 05 seconds West, 3.14 feet; thence South 89 degrees 55 minutes 55 seconds West, 1.24 feet; thence South 00 degrees 04 minutes 05 seconds East, 3.20 feet; thence South 89 degrees 55 minutes 55 seconds West, 20.53 feet to the place of beginning, together with that part of said lots which lies above a horizontal plane having an elevation of +3.82 feet Chicago City Datum and which lies below a horizontal plane having an elevation of +11.92 feet Chicago City Datum and is bounded and described as follows: Commencing at the Southwest corner of said Lot 6; thence North 89 degrees 55 minutes 55 seconds East along the South line of said Lot, a distance of 149.33 feet; thence North 00 degrees 00 minutes 00 seconds West, 1.48 feet to the place of beginning; thence continuing North 00 degrees 00 minutes 00 seconds West, 19.50 feet; thence North 89 degrees 55 minutes 55 seconds East, 20.00 feet; thence South 00 degrees 00 minutes 00 seconds East, 19.50 feet; thence South 89 degrees 55 minutes 55 seconds West, 20.00 feet to the place of beginning, all in Cook County, Illinois.

Commonly known as: 1307 S. Wabash, Chicago, IL

PIN: 17-22-104-031-000

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1122355023

Doc#: 1122355023 Fee: \$42.00
Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 08/11/2011 12:09 PM Pg: 1 of 4

TRUE AND CORRECT
COPY OF ORIGINAL
FILED IN COOK COUNTY
RECORDER OF DEEDS OFFICE

SIGNATURE

DATE

RECORDER'S STAMP

Property of Cook County Clerk's Office

Exhibit

LIMITED POWER OF ATTORNEY

KNOW ALL PERSONS BY THESE PRESENTS, that the FEDERAL DEPOSIT INSURANCE CORPORATION, a corporation organized and existing under an Act of Congress, hereafter called the "FDIC", hereby designates the individual(s)/employee(s) of Northbrook Bank & Trust Company, set forth below (the "Attorney(s)-in-Fact") for the sole purpose of executing the documents described in Paragraph 1 below:

- Timothy McGrouary
- Mary Hilbert
- Nancy Milota
- Thomas Littau
- David Larson
- DeeAnn O'Donovan
- John Brinkman
- Renee Kirin
- Richard Marshall

WHEREAS, the undersigned has full authority to execute this instrument on behalf of the FDIC under applicable Resolutions of the FDIC's Board of Directors and redelegations thereof.

NOW THEREFORE, the FDIC grants to the above-named Attorney(s)-in-Fact the authority, subject to the limitations herein, as follows:

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1. To execute, acknowledge, seal and deliver on behalf of the FDIC, as receiver of First Chicago Bank & Trust ("Receiver"), all instruments of transfer and conveyance, including but not limited to deeds, assignments, satisfactions, and transfers, appropriately completed, with all ordinary or necessary endorsements, acknowledgments, affidavits and supporting documents as may be necessary or appropriate to evidence the sale and transfer of any asset of First Chicago Bank & Trust, including all loans formerly held by First Chicago Bank & Trust to Northbrook Bank & Trust Company, pursuant to that certain Purchase and Assumption Agreement, dated as of July 8, 2011 between Receiver, the FDIC, acting in its corporate capacity, and Northbrook Bank & Trust Company.

2. Regarding any indebtedness previously owned by First Chicago Bank & Trust that had been paid off or otherwise satisfied prior to bank failure, authority is granted to the Attorney(s)-in-Fact to execute, acknowledge, seal and deliver on behalf of the Receiver any and all lien releases that may be necessary for the completion of the documentation obligations of First Chicago Bank & Trust, in connection with such paid-off loans or other debt obligations. All lien releases and related documents prepared in connection with this Limited Power of Attorney shall be appropriately completed with all ordinary or necessary endorsements, acknowledgments, affidavits and supporting documents as may be necessary or appropriate to evidence the release of the collateral and satisfaction of the debt. Attorneys-in-Fact shall undertake to complete all appropriate due diligence necessary to verify the full and final payment and satisfaction of all indebtedness secured by the collateral being released.

3. The form which the Attorney(s)-in-Fact shall use for endorsing promissory notes or preparing allonges to promissory notes is as follows:

Pay to the order of

Without Recourse

FEDERAL DEPOSIT INSURANCE CORPORATION
as Receiver of First Chicago Bank & Trust

By: _____

Name: _____

Title: Attorney-in-Fact

All other documents of assignment, conveyance, or transfer shall contain this sentence: "This assignment is made without recourse, representation or warranty, express or implied, by the FDIC in its corporate capacity or as Receiver."

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4. FDIC further grants to each Attorney-in-Fact full power and authority to do and perform all acts necessary to carry into effect the powers granted by this Limited Power of Attorney as fully as FDIC might or could do with the same validity if all and every such act had been herein particularly stated, expressed, and especially provided for.

This Limited Power of Attorney shall be effective from **July 8, 2011**, and shall continue in full force and effect through **July 8, 2013**, unless otherwise terminated by an official of the FDIC authorized to do so by the Board of Directors ("Revocation"). At such time this Limited Power of Attorney will be automatically revoked. Any third party may rely upon this document as the named individual(s)' authority to continue to exercise the powers herein granted, unless a Revocation has been recorded in the public records of the jurisdiction where this Limited Power of Attorney has been recorded, or unless a third party has received actual notice of a Revocation.

IN WITNESS WHEREOF, the FDIC, by its duly authorized officer empowered by appropriate resolution of its Board of Directors, has caused these presents to be subscribed in its name this, 10 day of August, 2011.

FEDERAL DEPOSIT INSURANCE CORPORATION

By: *Frank C. Montanez*
 Name: Frank C. Montanez
 Title: Resolutions and Closings Manager
Midwest Temporary Satellite Office

Signed in the presence of:

Engjell Hasa
 Witness

Name: Engjell Hasa

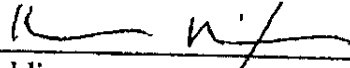
Courtney A. Beckers
 Witness

Name: Courtney A. Beckers

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STATE OF ILLINOIS
COUNTY OF COOK

On this 11 day of August, 2011, before me, a Notary Public in and for the State of Illinois appeared Frank C. Montanez, to me personally known, who, being by me first duly sworn did depose that he is a Resolutions and Closings Manager, Midwest Temporary Satellite Office of the Federal Deposit Insurance Corporation (the "Corporation"), in whose name the foregoing Limited Power of Attorney was executed and subscribed, on behalf of the said Corporation by due authority of the Corporation's Board of Directors, and the said Frank C. Montanez, acknowledged the said Limited Power of Attorney to be the free act and deed of said Corporation.

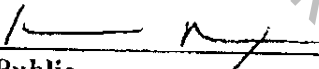


Notary Public
My Commission expires: Sep 03, 2014



STATE OF ILLINOIS
COUNTY OF COOK

On this 11 day of August, 2011, before me, a Notary Public in and for the State of Illinois appeared Enjell Hasu (witness #1) and Courtney A. Barkers (witness #2), to me personally known to be the persons whose names are subscribed as witness to the foregoing instrument of writing, and after being duly sworn by me stated on oath that they saw Frank C. Montanez, Resolutions and Closings Manager, Midwest Temporary Satellite Office of the Federal Deposit Insurance Corporation, the person who executed the foregoing instrument, subscribe the same, and that they had signed the same as a witness at the request of the person who executed the same.



Notary Public
My Commission expires: Sep 03, 2014

