

UNOFFICIAL COPY



1217931120

Doc#: 1217931120 Fee: \$48.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/27/2012 04:54 PM Pg: 1 of 6

UCC FINANCING STATEMENT

212065

FOLLOW INSTRUCTIONS (front and back) CAREFULLY

A. NAME & PHONE OF CONTACT AT FILER [optional]

B. SEND ACKNOWLEDGMENT TO: (Name and Address)

LESLIE F. DOMINY
GREYSTONE FUNDING CORPORATION
419 BELLE AIR LANE
WARRENTON, VA 20186

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

1. DEBTOR'S EXACT FULL LEGAL NAME - insert only one debtor name (1a or 1b) - do not abbreviate or combine names

1a. ORGANIZATION'S NAME ISLAND TERRACE L.L.C.						
OR	1b. INDIVIDUAL'S LAST NAME		FIRST NAME	MIDDLE NAME	SUFFIX	
1c. MAILING ADDRESS 6430 S. STONY ISLAND AVENUE, #2			CITY CHICAGO	STATE IL	POSTAL CODE 60637	COUNTRY USA
1d. SEE INSTRUCTIONS	ADD'L INFO RE ORGANIZATION DEBTOR	1e. TYPE OF ORGANIZATION LIMITED LIABILITY CO	1f. JURISDICTION OF ORGANIZATION ILLINOIS	1g. ORGANIZATIONAL ID #, if any IL00010758 <input type="checkbox"/> NONE		

2. ADDITIONAL DEBTOR'S EXACT FULL LEGAL NAME - insert only one debtor name (2a or 2b) - do not abbreviate or combine names

2a. ORGANIZATION'S NAME						
OR	2b. INDIVIDUAL'S LAST NAME		FIRST NAME	MIDDLE NAME	SUFFIX	
2c. MAILING ADDRESS			CITY	STATE	POSTAL CODE	COUNTRY
2d. SEE INSTRUCTIONS	ADD'L INFO RE ORGANIZATION DEBTOR	2e. TYPE OF ORGANIZATION	2f. JURISDICTION OF ORGANIZATION	2g. ORGANIZATIONAL ID #, if any <input type="checkbox"/> NONE		

3. SECURED PARTY'S NAME (or NAME of TCTAL ASSIGNEE of ASSIGNOR S/P) - insert only one secured party name (3a or 3b)

3a. ORGANIZATION'S NAME GREYSTONE FUNDING CORPORATION						
OR	3b. INDIVIDUAL'S LAST NAME		FIRST NAME	MIDDLE NAME	SUFFIX	
3c. MAILING ADDRESS 419 BELLE AIR LANE			CITY WARRENTON	STATE VA	POSTAL CODE 20186	COUNTRY US

4. This FINANCING STATEMENT covers the following collateral:
SEE EXHIBITS A AND B ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE
TO BE FILED IN THE REAL ESTATE RECORDS

*1c. continued: ATTN: GEORGE E. JOHNSON

5. ALTERNATIVE DESIGNATION [if applicable]:	<input type="checkbox"/> LESSEE/LESSOR	<input type="checkbox"/> CONSIGNEE/CONSIGNOR	<input type="checkbox"/> BAILEE/BAILOR	<input type="checkbox"/> SELLER/BUYER	<input type="checkbox"/> AG. LIEN	<input type="checkbox"/> NON-UCC FILING
6. <input checked="" type="checkbox"/> This FINANCING STATEMENT is to be filed [for record] (or recorded) in the REAL ESTATE RECORDS. Attach Addendum [if applicable]	7. Check to REQUEST SEARCH REPORT(S) on Debtor(s) [optional]		<input type="checkbox"/> All Debtors	<input type="checkbox"/> Debtor 1	<input type="checkbox"/> Debtor 2	

8. OPTIONAL FILER REFERENCE DATA
County Filing; Island Terrace Apartments, Chicago, Cook County, IL (FHA Project No. 071-11274)

lepage

UNOFFICIAL COPY

UCC FINANCING STATEMENT ADDENDUM

FOLLOW INSTRUCTIONS (front and back) CAREFULLY

9. NAME OF FIRST DEBTOR (1a or 1b) ON RELATED FINANCING STATEMENT

OR	9a. ORGANIZATION'S NAME ISLAND TERRACE L.L.C.		
	9b. INDIVIDUAL'S LAST NAME	FIRST NAME	MIDDLE NAME, SUFFIX

10. MISCELLANEOUS:

*12c. continued: 77 W. JACKSON BLVD.

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

11. ADDITIONAL DEBTOR'S EXACT FULL LEGAL NAME - insert only one name (11a or 11b) - do not abbreviate or combine names

OR	11a. ORGANIZATION'S NAME			
	11b. INDIVIDUAL'S LAST NAME	FIRST NAME	MIDDLE NAME	SUFFIX

11c. MAILING ADDRESS

CITY	STATE	POSTAL CODE	COUNTRY
------	-------	-------------	---------

11d. SEE INSTRUCTIONS	ADDL INFO FOR ORGANIZATION DEBTOR	11e. TYPE OF ORGANIZATION	11f. JURISDICTION OF ORGANIZATION	11g. ORGANIZATIONAL ID #, if any <input type="checkbox"/> none
-----------------------	-----------------------------------	---------------------------	-----------------------------------	---

12. ADDITIONAL SECURED PARTY'S OR ASSIGNOR'S NAME - insert only one name (12a or 12b)

OR	12a. ORGANIZATION'S NAME SECRETARY OF HOUSING AND URBAN DEVELOPMENT		
	12b. INDIVIDUAL'S LAST NAME	FIRST NAME	MIDDLE NAME SUFFIX

12c. MAILING ADDRESS

CHICAGO REGIONAL OFFICE, REGION V*	CITY CHICAGO	STATE IL	POSTAL CODE 60604-3507	COUNTRY US
------------------------------------	-----------------	-------------	---------------------------	---------------

13. This FINANCING STATEMENT covers:
 timber to be cut or as-extracted collateral, or is filed as a
 fixture filing.

14. Description of real estate:

**ISLAND TERRACE APARTMENTS
 FHA NO. 071-11274**

15. Name and address of a RECORD OWNER of above-described real estate
 (if Debtor does not have a record interest):

16. Additional collateral description:

17. Check only if applicable and check only one box.
 Debtor is a Trust or Trustee acting with respect to property held in trust or
 Decedent's Estate

18. Check only if applicable and check only one box.
 Debtor is a TRANSMITTING UTILITY
 Filed in connection with a Manufactured-Home Transaction — effective 30 years
 Filed in connection with a Public-Finance Transaction — effective 30 years

FILING OFFICE COPY — NATIONAL UCC FINANCING STATEMENT ADDENDUM (FORM UCC1Ad) (REV. 05/22/02)

UNOFFICIAL COPY

Debtor: Island Terrace L.L.C., an Illinois limited liability company

EXHIBIT A

LEGAL DESCRIPTION

LOT 48 AND LOT 51 IN ROBERTSON'S SUBDIVISION BEING A SUBDIVISION OF THE NORTH 25-25/100 ACRES OF THAT PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF THE ILLINOIS CENTRAL R.R. , IN COOK COUNTY, ILLINOIS.

ALSO LOTS 1, 2, 3 AND 17 AND THE NORTH 3.50 FEET OF THE EAST 100.0 FEET OF LOT 4 IN SOUTH PARK ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTH 441 FEET OF THE NORTH 1490 FEET OF THAT PART OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF THE ILLINOIS CENTRAL R.R., IN COOK COUNTY, ILLINOIS.

PERMANENT REAL ESTATE INDEX NUMBERS: 20-23-217-011, 20-23-217-012 AND 20-23-217-021

COMMON ADDRESS: 6430 SOUTH STONY ISLAND AVENUE, CHICAGO, IL 60637

UNOFFICIAL COPY

Debtor: Island Terrace L.L.C., an Illinois limited liability company

EXHIBIT B

DESCRIPTION OF COLLATERAL

All of Debtor's present and future right, title and interest in and to all of the following, hereinafter the "Mortgaged Property";

1. The buildings, structures, and alterations now constructed or at any time in the future constructed or placed upon the means the estate in realty described in Exhibit A (the "Land"); including any future replacements and additions. (the "Improvements");
2. All property or goods that become so related or attached to the Land or the Improvements that an interest arises in them under real property law, whether acquired now or in the future, excluding all tenant owned goods and property, and including but not limited to: machinery, equipment, engines, boilers, incinerators, installed building materials; systems and equipment for the purpose of supplying or distributing heating, cooling, electricity, gas, water, air, or light; antennas, cable, wiring and conduits used in connection with radio, television, computers, security, fire prevention, or fire detection or otherwise used to carry electronic signals; telephone systems and equipment; elevators and related machinery and equipment; fire detection, prevention and extinguishing systems and apparatus; security and access control systems and apparatus; plumbing systems; water heaters, ranges, stoves, microwave ovens, refrigerators, dishwashers, garbage disposals, washers, dryers and other appliances; light fixtures, awnings, storm windows and storm doors; pictures, screens, blinds, shades, curtains and curtain rods; mirrors; cabinets, paneling, rugs and floor and wall coverings; fences, trees and plants; swimming pools; playground and exercise equipment and classroom furnishings and equipment (the "Fixtures");
3. All equipment, inventory, and general intangibles ("Personalty"). The definition of "Personalty" includes furniture, furnishings, machinery, building materials, appliances, goods, supplies, tools, books, records (whether in written or electronic form), computer equipment (hardware and software) and other tangible or electronically stored personal property (other than Fixtures) that are owned, leased or used by Debtor now or in the future in connection with the ownership, management or operation of the Land or the Improvements or are located on the Land or in the Improvements, and any operating agreements relating to the Land or the Improvements, and any surveys, plans and specifications and contracts for architectural, engineering and construction services relating to the Land or the Improvements, choses in action and all other intangible property and rights relating to the operation of, or used in connection with, the Land or the Improvements, including all certifications, approvals and governmental permits relating to any activities on the Land. Generally, intangibles shall also include all cash and cash escrow funds, such as but not limited to: Reserve for Replacement accounts, bank accounts, Residual Receipts accounts, and investments;

UNOFFICIAL COPY

4. All current and future rights, including air rights, development rights, zoning rights and other similar rights or interests, easements, tenements, rights-of-way, strips and gores of land, streets, alleys, roads, sewer rights, waters, watercourses, and appurtenances related to or benefiting the Land or the Improvements, or both, and all rights-of-way, streets, alleys and roads which may have been or may in the future be vacated;
5. All insurance policies covering the Mortgaged Property, and all proceeds paid or to be paid by any insurer of the Land, the Improvements, the Fixtures, the Personalty or any other part of the Mortgaged Property, whether or not Debtor obtained such insurance policies pursuant to Lender's requirement;
6. All awards, payments and other compensation made or to be made by any Governmental Authority with respect to the Land, the Improvements, the Fixtures, the Personalty or any other part of the Mortgaged Property, including any awards or settlements resulting from condemnation proceedings or the total or partial taking of the Land, the Improvements, the Fixtures, the Personalty or any other part of the Mortgaged Property under the power of eminent domain or otherwise and including any conveyance in lieu thereof;
7. All contracts, options and other agreements for the sale of the Land, the Improvements, the Fixtures, the Personalty or any other part of the Mortgaged Property entered into by Debtor now or in the future, including cash or securities deposited to secure performance by parties of their obligations;
8. All proceeds (cash or non-cash), liquidated claims or other consideration from the conversion, voluntary or involuntary, of any of the Mortgaged Property and the right to collect such proceeds, liquidated claims or other consideration;
9. All Rents and Leases, as such term is defined in the security instrument encumbering the Land and executed by Debtor for the benefit of Lender, recorded simultaneously herewith (the "Mortgage");
10. All earnings, royalties, instruments, accounts, accounts receivable, supporting obligations, issues and profits from the Land, the Improvements or any other part of the Mortgaged Property, and all undisbursed proceeds of the Loan (as defined in the Mortgage) and, if Debtor is a cooperative housing corporation, maintenance charges or assessments payable by shareholders or residents;
11. All Imposition Deposits; as such term is defined in the Mortgage;
12. All refunds or rebates of Impositions by any board, commission, department or body of any municipal, county, state, tribal or federal governmental unit, including any U.S. territorial government, and any public or quasi-public authority, or any subdivision of any of them, that has or acquires jurisdiction over the Mortgaged Property, including the use, operation or improvement of the Mortgaged Property, or any insurance company (other than refunds applicable to periods before the real property tax year in which this Security Instrument is dated);
13. All forfeited tenant security deposits under any Lease;

UNOFFICIAL COPY

14. All names under or by which any of the above Mortgaged Property may be operated or known, and all trademarks, trade names, and goodwill relating to any of the Mortgaged Property;
15. All deposits and/or escrows held by or on behalf of Lender under Collateral Agreements; and
16. All awards, payments, settlements or other compensation resulting from litigation involving the project situated on the Land; and.
17. Proceeds, products, returns, additions, accessions and substitutions of and to any and all of the above.

Property of Cook County Clerk's Office