

# UNOFFICIAL COPY



This instrument prepared by and when recorded, return to:

Early, Tousey, Regan & Wlodek  
John E. Regan  
2400 Big Timber Rd. Suite 201A  
Elgin, IL 60124

Doc#: 1403110031 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 01/31/2014 09:37 AM Pg: 1 of 4

Genev A

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## ASSIGNMENT OF MORTGAGE AND ASSIGNMENT OF ASSIGNMENT OF LEASES AND RENTS

**PT, L.L.C.**, an Illinois Limited Liability Company, and **BAPA, L.L.C.**, an Illinois Limited Liability Company, each as to an undivided fifty percent (50%) interest as Tenants in Common (the "Assignor"), the Assignee of the Mortgagee named in the Mortgage described below (or the successor, by merger or change of name, to the original Mortgagee named below), for and in consideration of value received has granted, bargained, sold, assigned, transferred and set over, and by these presents does grant, bargain, sell, assign, transfer and set over unto **A & A DOLTON, LLC** (the "Assignee") and without recourse, representations or warranties of any kind whatsoever, all of the Assignor's right, title and interest in and to:

(a) that certain Mortgage instrument dated as of November 5, 2008, given and executed by NEW AGE LAND DEVELOPMENT, LLC to NORTHCOMMUNITY BANK, NA, to secure the payment of the principal sum of ONE MILLION NINE HUNDRED AND FIFTY TWO THOUSAND AND SIXTY TWO AND 00/100 (\$1,952,062.00) together with interest thereon and the other Obligations recited therein, and recorded in the Office of the Recorder of Deeds of Cook County on November 12, 2008 as Document No. 0831705169 and

(b) that certain Assignment of Leases and Rents instrument dated as of November 5, 2008, given and executed by NEW AGE LAND DEVELOPMENT, LLC to NORTHCOMMUNITY BANK, NA, to secure the payment of the principal sum of ONE MILLION NINE HUNDRED AND FIFTY TWO THOUSAND AND SIXTY TWO AND 00/100 (\$1,952,062.00) together with interest thereon and the other Obligations recited therein, and recorded in the Office of the Recorder of Deeds of Cook County on November 12, 2008 as Document No. 0831705170,

and being secured by all that certain lot, tract, parcel or piece of ground, together with the improvements erected thereon, situate in Cook County and described in the attached Exhibit 1, and more particularly described in said Mortgage and Assignment of Rents; and also the Note or other Obligations recited in the said Mortgage and thereby intended to be secured, and all monies, whether principal, interest or otherwise, due and to become due thereon.

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**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.

**WITNESS** the due execution hereof as of this 16<sup>th</sup> day of January, 2014.

**PT, L.L.C.**, an Illinois Limited Liability Company

By: *Peter Anest*

Print Name: Peter Anest

Title: Manager

STATE OF ILLINOIS )

ss:

COUNTY OF LAKE )

On this, the 16<sup>th</sup> day of January, 2014, before me, a Notary Public, the undersigned officer, personally appeared Peter Anest, who acknowledged himself/herself to be the President Manager of **PT, L.L.C.**, an Illinois Limited Liability Company and that he/she, as such officer, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing on behalf of said bank as such officer.

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

*Kenneth J. Chelst*  
Notary Public

My commission expires:

**BAPA, L.L.C.**, an Illinois Limited Liability Company

By: *Bill Anest*

Print Name: Bill Anest

Title: Manager

STATE OF ILLINOIS )

ss:

COUNTY OF LAKE )

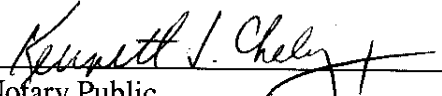
On this, the 16<sup>th</sup> day of January, 2014, before me, a Notary Public, the undersigned officer, personally appeared Bill Anest, who acknowledged himself/herself to be the Manager of **BAPA, L.L.C.**, an Illinois Limited Liability Company and that he/she,



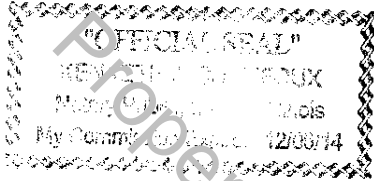
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as such officer, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing on behalf of said bank as such officer.

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


  
\_\_\_\_\_  
Notary Public

My commission expires:



The address of the within-named Assignee is:  
**A & A DOLTON L.L.C.**  
31366 N. Highway 45  
Libertyville, IL 60048

Return to:  
Early, Tousey, Regan & Wlodek  
2400 Big Timber Road  
Suite 201A  
Elgin, IL 60124  
Attention: John E. Regan

  
\_\_\_\_\_  
On behalf of the Assignee

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## EXHIBIT 1

### Legal Description

PARCEL 1:

LOTS 12, 13, 14, 15, 16, 17, 18 (EXCEPT THAT PART OF LOT 18 CONDEMNED BY CASE 78 L 15314) ALSO LOTS 19, 20 AND 21 IN BLOCK 1 IN CALUMET BUSINESS CENTER FIRST ADDITION, BEING A SUBDIVISION OF THE EAST 523 FEET OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 10, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF THE EAST-WEST 16 FOOT PUBLIC ALLEY AS HERETOFORE DEDICATED IN BLOCK 1 IN CALUMET BUSINESS CENTER FIRST ADDITION, BEING A SUBDIVISION OF THE EAST 523 FEET OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 10, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF THE SOUTHERLY PROLONGATION OF THE WEST LINE OF LOT 21 IN SAID BLOCK 1, IN COOK COUNTY, ILLINOIS

PARCEL 3:

THE EAST 8 FEET OF THAT PART OF THE NORTH-SOUTH 16 FOOT PUBLIC ALLEY AS HERETOFORE DEDICATED IN BLOCK 1 IN CALUMET BUSINESS CENTER FIRST ADDITION, BEING A SUBDIVISION OF THE EAST 523 FEET OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 10, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE WESTERLY PROLONGATION OF THE NORTH LINE OF LOT 13 IN SAID BLOCK 1 AND LYING SOUTH OF THE WESTERLY PROLONGATION OF THE NORTH LINE OF LOT 17 IN SAID BLOCK 1 IN COOK COUNTY, ILLINOIS.

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