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This instrument prepared by and after recording should be returned to:

RFLF 2, LLC
222 West Adams STE 1980
Chicago, IL 60606
Attention: Kevin Werner



Doc#: 1409034030 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/31/2014 09:01 AM Pg: 1 of 5

PIN: 13-17-303-044-0000

Common Address: 4316 N Moody Ave
Chicago, IL 60634

ASSIGNMENT OF MORTGAGE AND LOAN DOCUMENTS

THIS ASSIGNMENT OF MORTGAGE AND LOAN DOCUMENTS (this "Assignment"), effective as of March 31, 2014, from Renovo Financial Loan Fund, L.L.C., a Delaware limited liability company, whose address is 222 W. Adams Street, Suite 1980, Chicago, Illinois 60606 (the "Assignor"), to RFLF 2, LLC, a Delaware limited liability company, whose address is 222 W. Adams Street, Suite 1980, Chicago, Illinois 60606 (the "Assignee").

RECITALS

WHEREAS, I&S Builders, LLC, an Illinois Limited Liability Company, (the "Debtor"), executed that certain Mortgage and Loan Documents (the "Mortgage"), dated as of 9/27/2013, and recorded in Cook County, Illinois, as Document Number 1400301012, in connection with a loan from Assignor to Debtor, to secure payment of an aggregate amount of \$240,000.00 according to the terms and provisions of that certain Promissory Note dated September 27, 2013, in the original principal amount of \$215,000.00 (as amended, supplemented, extended, restated, replaced or otherwise modified from time to time, collectively, the "Note").

WHEREAS, pursuant to that certain Contribution Agreement dated as of the date hereof, between Assignor and Assignee (the "Contribution Agreement"), among other things, Assignor and Assignee agreed to vest in Assignee good title to certain loans made by Assignor set forth on Schedule 1 attached to the Contribution Agreement by having Assignor execute and deliver to Assignee in connection with each such loan, an Allonge to Promissory Note and an Assignment of Mortgage and Loan Documents.

WHEREAS, the loan from Assignor to Debtor evidenced by the Note and the Mortgage are included on Schedule 1 to the Contribution Agreement.

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WHEREAS, the Note is being endorsed by Assignor to Assignee pursuant to that certain Allonge to Promissory Note dated as of the date hereof, from Assignor and Assignee.

WHEREAS, Assignor desires to assign to Assignee the Mortgage and all other documents executed by Debtor in connection with the Note pursuant to the terms of this Assignment.

NOW THEREFORE, for value received, the sufficiency of which is hereby acknowledged, Assignor hereby assigns unto Assignee the Mortgage and all other documents executed by Debtor in connection with the Note, together with all sums now owing or that may hereafter become due or owing in respect thereof, and the full benefit of all powers, covenants and provisos therein contained. The Mortgage encumbers that certain property situated in the County of Cook, State of Illinois, more particularly described in Exhibit A attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD, the Mortgage and the property therein and hereinafter described, unto Assignee forever, subject to the terms and conditions thereof.

This Assignment and the covenants herein shall inure to the benefit of and extend to and be binding upon the successors and assigns of the respective parties hereto.

[Signature Page Follows]

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EXHIBIT A PROPERTY - LEGAL DESCRIPTION

Legal Description Attached

PIN No.: 13-17-303-044-0000

Common Address: 4316 N Moody Ave
Chicago, IL 60634

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STREET ADDRESS: 4316 N. MOODY AVE

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER: 13-17-303-044-0000

LEGAL DESCRIPTION:

THE EAST 1/2 OF LOT 11 IN ELDRED'S MONTROSE AVENUE SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office