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Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/29/2015 11:14 AM Pg: 1 of 10

PREPARED BY AND
UPON RECORDATION RETURN TO:
PREPARED BY:
Troutman Sanders LLP
301 South College St. Suite 3400
Charlotte, North Carolina 28202
Upon Recordation Return To:
OS National LLC
2170 Satellite Blvd, Suite 450
Duluth, GA 30097

ASSIGNMENT OF SECURITY INSTRUMENT

by

B2R FINANCE L.P.,
a Delaware limited partnership,

to

B2R REPO SELLER 1 L.P.,
a Delaware limited partnership

Dated: As of June 26, 2015

State: Illinois

County: Cook

S Yes
P 10
S 9
M N
SC Yes
E Yes
INT sw

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ASSIGNMENT OF SECURITY INSTRUMENT

THIS ASSIGNMENT OF SECURITY INSTRUMENT (this "Assignment"), made and entered into as of the 26th day of June 26, 2015, is made by **B2R FINANCE L.P.**, a Delaware limited partnership, having an address at 4201 Congress Street, Suite 475, Charlotte, North Carolina 28209 ("Assignor"), in favor of **B2R REPO SELLER 1 L.P.**, a Delaware limited partnership, having an address at 4201 Congress Street, Suite 475, Charlotte, North Carolina 28209 ("Assignee").

WITNESSETH

WHEREAS, Assignor is the present legal and equitable owner and holder of that certain Promissory Note dated as of June 26, 2015, executed by ALJ Real Estate Holdings I, LLC, an Illinois limited liability company ("Borrower"), and made payable to the order of Assignor in the stated principal amount of FIVE MILLION THREE HUNDRED NINETY ONE THOUSAND AND NO/100 DOLLARS (\$5,391,000.00) (the "Note") in connection with certain real property and improvements located thereon situated in the County of Cook, State of Illinois, and more particularly described on Exhibit A annexed hereto and made a part hereof (the "Premises"); and

WHEREAS, the Note is secured, inter alia, by the Security Instrument (as hereinafter defined); and

WHEREAS, the parties hereto desire that Assignor assign to Assignee, its successors and assigns, all of Assignor's right, title and interest in and to the Security Instrument.

NOW, THEREFORE, in consideration of the premises above set forth and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged and agreed, Assignor and Assignee hereby covenant and agree as follows:

1. Assignment. Assignor does hereby transfer, assign, grant and convey to Assignee, its successors and assigns, all of the right, title and interest of Assignor in and to the following described instrument, and does hereby grant and delegate to Assignee, its successors and assigns, any and all of the duties and obligations of Assignor thereunder from and after the date hereof:

That certain Mortgage, Assignment of Leases and Rents and Security Agreement dated as of June 26, 2015, executed by Borrower for the benefit of Assignor, as lender, and recorded on July 16, 2015 in the Real Property Records of Cook County, Illinois, as Document No. 1519729007 (the "Security Instrument"), in respect of the Premises.

2. Assumption. From and after the date hereof, Assignee hereby accepts this Assignment and assumes and agrees to observe, perform and be bound by all of the terms, covenants, agreements, conditions and obligations of the Security Instrument required to be observed or performed by Assignor thereunder.

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3. Representations and Warranties of Assignor. This Assignment is an absolute assignment. This Assignment is without recourse, representation or warranty, express or implied, upon Assignor, except Assignor hereby warrants and represents to Assignee that:

(a) Prior to the execution hereof, Assignor has not sold, transferred, assigned, conveyed, pledged or endorsed any right, title or interest in the Security Instrument to any person or entity other than Assignee; and

(b) Assignor has full right and power to sell and assign the same to Assignee subject to no interest or participation of, or agreement with, any party other than Assignee.

4. Governing Law. This Assignment shall be governed by and construed in accordance with the laws of the State in which the Premises are located.

5. Successors and Assigns. This Assignment shall be binding upon and inure to the benefit of the parties hereto and their respective successors and assigns.

6. Headings. The headings of the paragraphs of this Assignment have been included only for convenience, and shall not be deemed in any manner to modify or limit any of the provisions of this Assignment or be used in any manner in the interpretation of this Assignment.

7. Interpretation. Whenever the context so requires in this Assignment, all words used in the singular shall be construed to have been used in the plural (and vice versa), each gender shall be construed to include any other genders, and the word "person" shall be construed to include a natural person, a corporation, a firm, a partnership, a joint venture, a trust, an estate or any other entity.

8. Partial Invalidity. Each provision of this Assignment shall be valid and enforceable to the fullest extent permitted by law. If any provision of this Assignment or the application of such provision to any person or circumstance shall, to any extent, be invalid or unenforceable, then the remainder of this Assignment, or the application of such provision to persons or circumstances other than those as to which it is held invalid or unenforceable, shall not be affected by such invalidity or unenforceability.

9. Intentionally Deleted.

[SIGNATURE PAGE FOLLOWS]

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

ASSIGNOR:

B2R FINANCE L.P., a Delaware limited partnership

By:



Name: Hunter Dale

Title: Closer

Address:

4201 Congress Street, Suite 475

Charlotte, North Carolina 28209

Attention: Katharine R. Briggs or General Counsel

Facsimile No.: (704) 228-0010

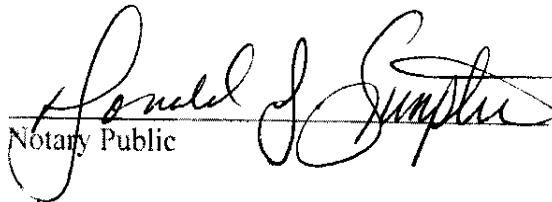
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ACKNOWLEDGMENT

STATE OF NORTH CAROLINA

COUNTY OF MECKLENBURG

The foregoing instrument was acknowledged before me this 25th day of June, 2015 by Hunter Dale Closer, of B2R Finance L.P., a Delaware limited partnership, on behalf of said limited partnership.


Notary Public

Print Name: _____

My commission expires:

DONALD J SUMPTER
NOTARY PUBLIC
MECKLENBURG COUNTY, NC
My Commission Expires 3-22-2020

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EXHIBIT A

(Premises Description)

10202 S PRINCETON AVE	CHICAGO	IL	COOK	60628
10206 S ST. LAWRENCE AVE	CHICAGO	IL	COOK	60628
10216 S PRAIRIE AVE	CHICAGO	IL	COOK	60628
10222 S PRAIRIE AVE	CHICAGO	IL	COOK	60628
10230 S RHODES AVE	CHICAGO	IL	COOK	60628
10344 S GREEN ST	CHICAGO	IL	COOK	60628
10348 S EBERHART AVE	CHICAGO	IL	COOK	60628
10358 S LOWE AVE	CHICAGO	IL	COOK	60628
11701 S BISHOP ST	CHICAGO	IL	COOK	60643
1201 W 96TH ST	CHICAGO	IL	COOK	60643

EXHIBIT A, Premises Description
 AIJ Real Estate Holdings I, LLC (Cook County I)

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Legal Description

Address : 10202 S PRINCETON AVE, CHICAGO, COOK, IL 60628
 Parcel Identification Number : 25-09-424-063-0000
 Client Code : 23835

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

LOT 106 (EXCEPT THE NORTH 1 FOOT THEREOF) AND THE NORTH 2 FEET OF LOT 107 IN FRANK DELOGACH'S PRINCETON PARK ADDITION, BEING A RESUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 9, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address : 10206 S ST. LAWRENCE AVE, CHICAGO, COOK, IL 60628
 Parcel Identification Number : 25-10-416-017-0000
 Client Code : 23806

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

LOT 1060 IN F. H. BARTLETT GREATER CHICAGO SUBDIVISION NO. 1, BEING A SUBDIVISION OF ALL OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 10, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND ALL OF THE PART OF THE SOUTHEAST 1/4 OF SAID SECTION 10 LYING WEST OF AND ADJOINING THE ILLINOIS CENTRAL RAILROAD RIGHT OF WAY (EXCEPT THE NORTH 333.277 ACRES THEREOF) IN COOK COUNTY, ILLINOIS.

Address : 10216 S PRAIRIE AVE, CHICAGO, COOK, IL 60628
 Parcel Identification Number : 25-10-325-021-0000
 Client Code : 23818

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

LOT 95 IN FREDERICK H. BARTLETT'S GREATER CHICAGO SUBDIVISION NUMBER 1 BEING A SUBDIVISION OF ALL OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 10, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN AND ALL THAT PART OF THE SOUTHEAST 1/4 OF SAID SECTION 10 LYING WEST OF AND ADJOINING THE ILLINOIS CENTRAL RAILROAD RIGHT OF

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WAY (EXCEPTING THEREFROM THE NORTH 33.277 ACRES THEREOF) IN COOK COUNTY, ILLINOIS.

Address : 10222 S PRAIRIE AVE, CHICAGO, COOK, IL 60628
Parcel Identification Number : 25-10-325-023-0000
Client Code : 23829

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

LOT 93 IN FRED H BARTLETT'S GREATER CHICAGO SUBDIVISION NO. 1, BEING A SUBDIVISION OF ALL THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 10, TOWNSHIP 37 NORTH, RANGE 14, AND ALL THAT DART OF THE SOUTHEAST 1/4 OF SAID SECTION 10, LYING WEST OF AND ADJOINING THE I.C.R.R. RIGHT OF WAY (EXCEPTING THEREFROM THE NORTH 33.277 ACRES THEREOF) IN COOK COUNTY, ILLINOIS.

Address : 10230 S RHODES AVE, CHICAGO, COOK, IL 60628
Parcel Identification Number : 25-10-415-025-0000
Client Code : 23805

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

LOT 933 IN FREDERICK H. BARTLETT'S GREATER CHICAGO SUBDIVISION NUMBER 1, BEING A SUBDIVISION OF ALL OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 10, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND ALL OF THAT PART OF THE SOUTHEAST 1/4 OF SAID SECTION 10, LYING WEST OF AND ADJOINING THE ILLINOIS CENTRAL RAILROAD RIGHT OF WAY (EXCEPTING THEREFROM THE NORTH 33.277 ACRES THEREOF) IN COOK COUNTY, ILLINOIS.

Address : 10344 S GREEN ST, CHICAGO, COOK, IL 60628
Parcel Identification Number : 25-17-206-036-0000
Client Code : 23834

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

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LOT 20 IN BLOCK 2 IN "FERNWOOD MANOR" BEING WILLIAM A. BOND AND COMPANY'S SUBDIVISION OF THE EAST 9 ACRES OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 17, ALSO THAT PART OF THE WEST 1/2 OF THE EAST 18 ACRES OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 17, LYING EAST OF THE WEST LINE OF SOUTH PEORIA STREET PRODUCED ALL IN TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address : 10348 S EBERHART AVE, CHICAGO, COOK, IL 60628
 Parcel Identification Number : 25-15-201-038-0000
 Client Code : 23804

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

LOT 1427 IN FREDERICK H. BARTLETT'S GREATER CHICAGO SUBDIVISION NUMBER 2, BEING A SUBDIVISION OF THAT PART OF THE NORTH HALF OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 15, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF AND ADJOINING THE ILLINOIS, CENTRAL RAILROAD RIGHT OF WAY.

Address : 10358 S LOWE AVE, CHICAGO, COOK, IL 60628
 Parcel Identification Number : 25-16-110-013-0000
 Client Code : 23838

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

THE EAST 1/2 (EXCEPT THE WEST 7.00 FEET AND THE EAST 33.00 FEET THEREOF) OF THAT PART OF THE SOUTH 1.00 ACRE OF THE EAST 1/2 OF LOT 5 IN SCHOOL TRUSTEES' SUBDIVISION OF SECTION 16, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE WEST LINE OF SOUTH LOWE AVENUE AND EAST OF THE EAST LINE OF SOUTH UNION AVENUE, (EXCEPT THAT PART THEREOF LYING BETWEEN THE EAST LINE AND THE WEST LINE OF 14-FOOT ALLEY IN BLOCK 2 IN HOMEBUILDER'S ADDITION TO FERNWOOD, BEING A SUBDIVISION OF THE EAST 1/2 OF LOT 4 AND (EXCEPT THE SOUTH 1 ACRE THEREOF) OF THE EAST 1/2 OF LOT 5 IN SCHOOL TRUSTEES' SUBDIVISION AFORESAID EXTENDED, ALL IN COOK COUNTY, ILLINOIS.

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Address : 11701 S BISHOP ST, CHICAGO, COOK, IL 60643
Parcel Identification Number : 25-20-317-001-0000
Client Code : 23832

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK,
STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

LOT 1 IN BLOCK 18 IN FREDERICK H. BARTLETTS GREATER CALUMET
SUBDIVISION OF CHICAGO, BEING A PART OF THE SOUTH 1/2 OF SECTION 20,
TOWNSHIP 27 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN
COOK COUNTY, ILLINOIS.

Address : 1201 W 96TH ST, CHICAGO, COOK, IL 60643
Parcel Identification Number : 25-08-109-022-0000
Client Code : 23830

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK,
STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

LOT TWENTY-THREE (23) IN BLOCK SIX (6) IN E.A. CUMMINGS SUBDIVISION OF
THE WEST HALF OF BLOCK TWO (2) AND ALL OF BLOCKS 3,6,7 AND 10 IN
HILLARD AND DOBBINS RESUBDIVISION OF THAT PART OF BLOCKS 1 AND 2 IN
HILLARD AND DOBBINS 1ST ADDITION TO WASHINGTON HEIGHTS, LYING NORTH
OF THE WASHINGTON HEIGHTS BRANCH RAILROAD IN THE EAST HALF OF THE
NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 14, EAST OF
THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.
