

# UNOFFICIAL COPY

When Recorded Return to:  
**Nationwide Title Clearing**  
2100 Alt 19 North  
Palm Harbor, FL 34683  
1-800-346-9152



Doc#: 1527934000 Fee: \$100.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/06/2015 08:14 AM Pg: 1 of 12

Property of Cook County Clerk's Office

## Lost Assignment Affidavit

**CMOAV # 0656311882A**

**ASSIGNOR: Clearwater Mortgage**  
1000 Technology Drive  
O'Fallon, MO 63368

**ASSIGNEE: ABN AMRO Mortgage Group, Inc.**  
1000 Technology Drive  
O'Fallon, MO 63368

**EXECUTED BY: Peter Gountanis**

**PROPERTY ADDRESS**  
2241 N. Leamington Avenue  
Chicago, IL 60639

Tax Code/PIN: 13-33-208-007-000

S NO  
P 12  
S 12  
M yes  
S yes  
E no  
INT 12

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STATE OF MISSOURI  
COUNTY OF SAINT CHARLES

## LOST ASSIGNMENT AFFIDAVIT

I, the undersigned affiant, being duly sworn, under penalty of perjury depose and state as follows:

1. I, Tom Echterhoff, am employed by CitiMortgage, Inc. as a(n) Assistant Vice President. In that capacity, I am authorized to execute this Lost Assignment Affidavit (this "Affidavit") on behalf of CitiMortgage, Inc. The statements made in this Affidavit are based on my personal knowledge obtained through my review of business records that are kept by CitiMortgage, Inc., in the normal course of business.
2. I am over the age of 18 and competent to verify the information contained herein.
3. For convenience, the following party or parties listed on the Note are referred to herein as "Borrower": FLORIBERTO MARTINEZ AND MARIA NOLASCO. To evidence and secure a residential mortgage loan (the "Loan"), the Borrower executed a promissory note (the "Note") payable to the order of CLEARWATER MORTGAGE (the "Original Lender"), dated 5/17/2007, in the amount of \$240,000.00 secured by a Mortgage recorded on 6/13/2007 in the office of the County clerk of Cook County, ILLINOIS, DOCUMENT NO: 0716405090 (the "Mortgage").
4. CLEARWATER MORTGAGE transferred the Mortgage in favor of ABN AMRO MORTGAGE GROUP, INC. but the original assignment instrument (the "Missing Assignment") that evidenced the assignment of the Mortgage could not be located in the business records of CitiMortgage, Inc.
5. By merger on 9/1/2007 evidenced by the attached merger certificate attached

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as a Exhibit B, ABN AMRO Mortgage Group, Inc. merged into CitiMortgage, Inc. thereby legally transferring ownership of the Note and Mortgage to CitiMortgage, Inc.

6. CitiMortgage, Inc. is the servicer of the Loan. I have access to the business records of CitiMortgage, Inc. concerning the Loan.

7. CitiMortgage, Inc.'s regular business practice is to store the originals or copies of the recorded mortgages, deeds of trust, and assignments thereof in collateral files.

8. After a good faith thorough and diligent manual search, the hard copy collateral file pertaining to the Loan (which pursuant to CitiMortgage, Inc.'s regular business practice would be expected to contain the executed original of the Missing Assignment) was not located. I have personal knowledge (a) of CitiMortgage, Inc.'s procedures for the safekeeping and retrieval of original assignments of loans serviced by CitiMortgage, Inc.; (b) CitiMortgage, Inc.'s lost assignment procedures for determining that an original assignment is lost; and (c) that CitiMortgage, Inc.'s lost assignment procedures were followed in determining that the Missing Assignment has been irretrievably lost and that a good faith effort was made to locate the Missing Assignment in accordance with such procedures. Based upon the foregoing due diligence and review of business records, CitiMortgage, Inc. has concluded that possession of the Missing Assignment cannot reasonably be obtained because the Missing Assignment was destroyed or its whereabouts cannot be determined.

9. Attached as Exhibit A is a true and correct copy of the Missing Assignment based on CitiMortgage, Inc.'s business records.

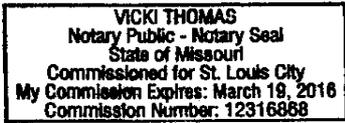
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AFFIANT

*Tom Echterhoff*  
 Name Tom Echterhoff  
 Company CitiMortgage, Inc.  
 Title Assistant Vice President  
 Date 6/11/15

STATE OF MISSOURI, ST. CHARLES COUNTY

On 6/11/15 before me, the undersigned, a notary public in and for said state, personally appeared Tom Echterhoff, Assistant Vice President of CitiMortgage, Inc. personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her capacity, and that by his/her signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.



*Vicki Thomas*  
 Notary Public  
 Commission Expires: 3/19/16

Prepared By:  
 Jeremy Hood  
 CitiMortgage, Inc.  
 1000 Technology Drive, MS 321  
 O'Fallon, MO 63368-2240

Return to:

CitiMortgage, Inc.  
 1000 Technology Drive, MS 321  
 O'Fallon, MO 63368-2240  
 LN: 063634882

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656311882

This Instrument Prepared By:

Exhibit A

After Recording Return To:  
CLEARWATER MORTGAGE  
18315 CASCADE DR., SUITE #110  
EDEN PRAIRIE, MINNESOTA 55347

Space Above For Recorder's Use

**CORPORATION ASSIGNMENT OF REAL ESTATE MORTGAGE**

FOR VALUE RECEIVED the undersigned hereby grants, assigns and transfers to ABN AMRO MORTGAGE GROUP, INC., 2600 WEST BIG BEAVER ROAD, TROY, MICHIGAN 48084

LOAN NO. 3074

all the rights, title and interest of undersigned in and to that certain Real Estate Mortgage dated MAY 17, 2007 executed by FLORIBERTO MARTINEZ AND MARIA NOLASCO, HUSBAND AND WIFE

to CLEARWATER MORTGAGE  
a corporation organized under the Laws of the State of MINNESOTA  
and whose principal place of business is 18315 CASCADE DR., SUITE #110, EDEN PRAIRIE,  
MINNESOTA 55347

and recorded as Document No. \_\_\_\_\_, Book \_\_\_\_\_, and Page Number \_\_\_\_\_, by the  
COOK County Recorder of Deeds, State of ILLINOIS

described hereinafter as follows:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "A".

P.I.N.:

Commonly known as: 2241 N. LEAMINGTON AVENUE, CHICAGO, ILLINOIS 60639  
Together with the note or notes therein described or referred to, the money due and to become due thereon with interest, and all rights accrued or to accrue under said Real Estate Mortgage. The original principal amount due under this note(s) is \$ 240,000.00

STATE OF ILLINOIS <sup>Minnesota</sup>  
COUNTY OF ~~COOK~~ <sup>Hennepin</sup>

On 5/22/2007 before me, the undersigned a Notary Public in and for said County and, State, personally appeared

known to me to be the <sup>President</sup> of the corporation herein which executed the within instrument, that the seal affixed to said instrument was signed and sealed on behalf of said corporation pursuant to its by-laws or a resolution of its Board of Directors and that he acknowledges said instrument to be the free act and deed of said corporation.

Notary Public [Signature]  
Hennepin ~~COOK~~ County, Minnesota  
My commission Expires: 1/31/2012

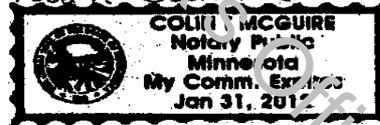
CLEARWATER MORTGAGE

[Signature]

By: SCOTT M. COLE  
Its: PRESIDENT

[Signature]

Witness: TODD R. GLENICK



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## Exhibit C

LOT 7 IN THE RESUBDIVISION OF LOT 25 TO 48 INCLUSIVE, IN BLOCK 7 IN THE CHICAGO LAND INVESTMENT COMPANY'S SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN#: 13-33-208-007-0000

CKA: 2241 NORTH LEAMINGTON AVENUE, CHICAGO, ILLINOIS 60639

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Loan Number: 3074

## ASSIGNMENT OF NOTE WITHOUT RECOURSE

For valuable consideration, receipt of which is hereby acknowledged, the undersigned hereby sells, transfers, endorses, assigns and delivers to:

*ABN AMRO Mortgage Group, Inc.*

All of his rights, title, and interest in and to the attached promissory note dated: MAY 17, 2007  
in the face amount of \$ 240,000.00 . The borrowers in said promissory note are:  
FLORIBERTO MARTINEZ, MARIA NOLASCO

Said promissory note is secured by a security instrument of the same date on real property located at:  
2241 N. LEAMINGTON AVENUE, CHICAGO, ILLINOIS 60639

CLEARWATER MORTGAGE, A MINNESOTA LIMITED LIABILITY COMPANY (Beneficiary)  
transfers all rights accrued or to accrue under said note and securing security instrument in which the undersigned  
is the Beneficiary and borrowers are trustors.

Dated:

*5/22/2007*

BENEFICIARY:  
CLEARWATER MORTGAGE, A MINNESOTA  
LIMITED LIABILITY COMPANY

By: \_\_\_\_\_  
Name and Title

*Scott M. Cole, President*

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## EXHIBIT B

### *STATE OF NEW YORK*

### *DEPARTMENT OF STATE*

I hereby certify that the annexed copy has been compared with the original document in the custody of the Secretary of State and that the same is a true copy of said original.



WITNESS my hand and official seal of the Department of State, at the City of Albany, on September 4, 2007.

*Paul LaPointe*

Paul LaPointe  
Special Deputy Secretary of State

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**CT-07****CERTIFICATE OF MERGER**

of

**ABN AMRO MORTGAGE GROUP, INC.**

into

**CITIMORTGAGE, INC.**

Under Section 904 of the Business Corporation Law

It is hereby certified, on behalf of each of the constituent corporations herein named, as follows:

**FIRST:** The Board of Directors of each of the constituent corporations has duly adopted an agreement and plan of merger (the "Plan of Merger") setting forth the terms and conditions of the merger of said corporation.

**SECOND:** The name of the domestic constituent corporation, which is to be the surviving corporation (hereinafter sometimes referred to as the "surviving constituent corporation"), is CITIMORTGAGE, INC. The name under which the surviving constituent corporation was formed is BT International Trading Corporation. The date upon which its certificate of incorporation was originally filed by the Department of State is May 7, 1984.

**THIRD:** The name of the foreign constituent corporation, which is being merged into the surviving constituent corporation (hereinafter sometimes referred to as the "merged constituent corporation"), is ABN AMRO MORTGAGE GROUP, INC. and the name under which it was formed is Cragin Financial Corp. The jurisdiction of its incorporation is Delaware and the date of its incorporation therein is January 3, 1991.

**FOURTH:** An Application for Authority in the State of New York of the merged constituent corporation to transact business as a foreign corporation was not filed with the Department of State of the State of New York.

**FIFTH:** As to each constituent corporation, the Plan of Merger sets forth the designation and number of outstanding shares of each class and series (which number is not subject to change), the specification of the classes and series entitled to vote on the Plan of Merger, and the specification of each class and series entitled to vote as a class on the Plan of Merger, as follows:

**CITIMORTGAGE, INC.**

Designation of each outstanding class and	Number of outstanding shares of	Designation of class and series entitled to	Classes and series entitled to vote as a
--	------------------------------------	--	---

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series of shares	each class	vote	class
Common Stock, par value \$1.00 per share	1,000 shares	Common Stock, par value \$1.00 per share	N/A
<b>ABN AMRO MORTGAGE GROUP, INC.</b>			
Designation of each outstanding class and series of shares	Number of outstanding shares of each class	Designation of class and series entitled to vote	Classes and series entitled to vote as a class
Common Stock, par value \$.01 per share	100 shares	Common Stock, par value \$.01 per share	N/A

**SIXTH:** The merger herein certified was authorized in respect of the surviving constituent corporation by the written consent of the sole stockholder of the corporation which has been given in accordance with section 615 of the Business Corporation Law of the State of New York. Written notice has been given as and to the extent required by the said section 615.

**SEVENTH:** The merger herein certified was permitted by and in compliance with the General Corporation Law of the State of Delaware.

**EIGHTH:** The Amended and Restated Certificate of Incorporation of the Surviving Corporation shall be its Certificate of Incorporation.

**NINTH:** The effective date of the merger herein certified, insofar as the provisions of the Business Corporation Law of the State of New York govern such effective date, shall be the 1st day of September, 2007.

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IN WITNESS WHEREOF, the undersigned duly authorized officers of the surviving constituent corporation and the merged constituent corporation hereunto set their hands this 21 day of August, 2007.

CITIMORTGAGE, INC.

BY: W.P. Beckmann  
Name: William P. Beckmann  
Title: President

ABN AMRO MORTGAGE GROUP, INC.

BY: W.P. Beckmann  
Name: William P. Beckmann  
Title: President

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CT-07

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**CERTIFICATE OF MERGER**

OF

**ABN AMRO MORTGAGE GROUP, INC.**

INTO

**CITIMORTGAGE, INC.**

Property of Cook County Clerk's Office

2007 AUG 31 AM 11:12

Under Section 904 of the Business Corporation Law.

Filed by: Donna Englert  
 (Name)  
PO Box 790104  
 (Mailing address)  
St Louis MO 63179  
 (City, State and Zip code)

Cst ref# 702078my

1cc  
 STATE OF NEW YORK  
 DEPARTMENT OF STATE  
 FILED AUG 31 2007  
 TAX S  
 By: [Signature]

DOWN

007 AUG 29 PM 12:14

RECEIVED

DRAWDOWN

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