

# UNOFFICIAL COPY

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Address of Preparer:

Guidance Residential, LLC  
11107 Sunset Hills Rd., Suite 200  
Reston, VA 20190  
Attn: Final Documents Dept.



Doc# 1717822002 Fee \$44.00

Citywide Title Corporation  
850 W. Jackson Blvd., Ste. 320  
Chicago, IL 60607

RHSP FEE:\$9.00 RPRF FEE: \$1.00  
KAREN A. YARBROUGH  
COOK COUNTY RECORDER OF DEEDS  
DATE: 06/27/2017 09:40 AM PG: 1 OF 4

## Assignment of Mortgage

Contract Number: 1-0000037991  
MIN: 10015410000379917

MERS Phone: 1-888-679-6377

FOR VALUE RECEIVED, **Guidance Residential, LLC**, its successors and assigns, hereby assigns and transfers to **Mortgage Electronic Registration Systems, Inc.**, its successors and assigns P. O. Box 2026, Flint, Michigan 48501, all its rights, title and interest in and to a certain Mortgage executed by **ALY KHAN AND SANNA BENGAL HUSBAND AND WIFE**, to **2004-0000212, LLC**, and bearing the date **30th** day of **May** A.D. **2017** and recorded on the **21** day of **JUNE** A.D. **2017** in the office of the Recorder of **COOK** County, State of **ILLINOIS** in Book \_\_\_\_\_ at Pages \_\_\_\_\_ and assigned to Guidance Residential, LLC by Assignment and Amendment document on \_\_\_\_\_ and recorded on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, in the Office the Recorder of \_\_\_\_\_ County, State of \_\_\_\_\_ in Book \_\_\_\_\_ at Pages \_\_\_\_\_.

\* QS DOC # 1717216035

Signed on the **30th** day of **May** A.D. **2017**

**Guidance Residential, LLC (Assignor)**

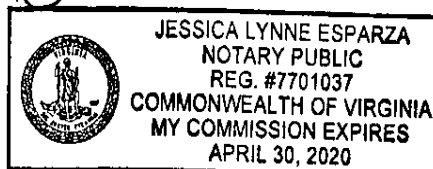
By

Title **VP** **KRISTIN PEDERSEN**

STATE OF VIRGINIA }  
COUNTY OF FAIRFAX } ss:

On the **30th** day of **May** A.D. **2017**, before me, a Notary Public, personally appeared **KRISTIN PEDERSEN**, to me known, who being duly sworn, did say that he or she is the **VP** of Guidance Residential, LLC, and that said instrument was signed on behalf of said corporation.

Notary Public (Seal)



Contract #: 1-0000037991  
G5216 Assignment of Mortgage (MERS) 2010/10  
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It is the intent of the Parties that this grant by the Co-Owner shall act as an amendment (and not constitute a separate security instrument or agreement) to that certain Security Instrument recorded immediately prior to the recordation of this Assignment (which Security Instrument is recorded in the County of **COOK** of the State of **ILLINOIS**, as Document No. 1717210035) and entered into between Co-Owner and Consumer on **05/30/2017**, in order to provide further security in this Transaction to Co-Owner's Assignee, as mortgagee under the Security Instrument as amended by this Assignment Agreement and that Co-Owner's Assignee would not fund the Transaction between Consumer and Co-Owner without such grant by Co-Owner. It is the intent of the Parties that an uncured Default gives rise to the ability by the Co-Owner's Assignee to exercise any and all of its remedies (including the exercise of a power of sale) against all interests of both Consumer and Co-Owner in the Property. In the event that Consumer Defaults under the Co-Ownership Agreement, the Obligation to Pay or the Security Instrument, Co-Owner's Assignee shall provide to the Co-Owner, within the same time frame, a duplicate original of the Default Notice that it gives to the to Consumer.

In the event of Consumer's insolvency, including a filing for protection under the U.S. Bankruptcy Code, Co-Owner agrees to cooperate as fully as allowed under Applicable Law in assisting Co-Owner's Assignee in maintaining or realizing on its security interest in the Property.

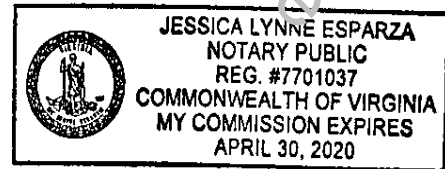
TO HAVE AND TO HOLD the same unto Co-Owner's Assignee, its successors and assigns, forever, IN WITNESS WHEREOF, Co-Owner has executed these presents on **05/30/2017**.

(Co-Owner)  
By: *Kristin Pedersen*  
**2004-0000212, LLC**  
**Kristin Pedersen, Assistant Vice President of**  
**Guidance Holding Corporation, Manager**

**STATE OF VIRGINIA**  
**COUNTY OF FAIRFAX**

I, JESSICA LYNNE ESPARZA, a notary public, in and for the above mentioned State aforesaid, do hereby certify that **Kristin Pedersen**, whose name, as **Assistant Vice President** of Guidance Holding Corporation, a Manager of **2004-0000212, LLC**, signed to the writing above, bearing date **05/30/2017**, has acknowledged the same before me.

*Jessica Lynne Esparza*  
Notary Public (Seal)



My commission expires; 4/30/20

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BY SIGNING BELOW, Consumer accepts and agrees to the terms and covenants contained in this amendment to the Security Instrument and in any Rider executed by Consumer and recorded with it.

\_\_\_\_\_  
 Witnesses: ALY KHAN Consumer

\_\_\_\_\_  
 Witnesses: SANNA BENGALI Consumer

\_\_\_\_\_  
 Consumer Consumer

\_\_\_\_\_  
 Consumer Consumer

State of Illinois  
 County of DePage

Lisa A Hermer  
 KHAN, SANNA BENGALI a Notary Public in and for the State of Illinois do hereby certify that ALY

personally known to me as the person(s) who executed the foregoing instrument bearing date 05/30/2017 personally appeared before me in said county and acknowledged said instrument to be his/her/act and deed, and that he/she they executed said instrument for the purposes therein contained.

Witness my hand and official seal 30 day of May 2017  
Lisa A Hermer  
 Notary Public (Seal)

My commission expires: 6/14/2020



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## Attachment A

**PARCEL 1:**

UNIT NUMBER 57 IN PRAIRIE PLACE CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THAT PART OF LOT 2 IN PRAIRIE PLACE TOWNHOMES SUBDIVISION IN THE NORTHWEST 1/4 FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT NORTHEAST 1/4 OF LOT 1 IN SAID PRAIRIE PLACE TOWNHOMES SUBDIVISION; THENCE NORTH 00 DEGREES 01 MINUTES 19 SECONDS EAST 56.00 FEET ALONG THE NORTHERLY EXTENSION THEREOF; THENCE SOUTH 89 DEGREES 58 MINUTES 41 SECONDS EAST 102.21 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 19 SECONDS WEST 1240.00 FEET; THENCE NORTH 89 DEGREES 58 MINUTES 41 SECONDS WEST 102,21 FEET TO THE EAST LINE OF SAID LOT; THENCE NORTH 00 DEGREES 01 MINUTES 19 SECONDS EAST 68.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 29, 1996 AS DOCUMENT NUMBER 196318235; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

**PARCEL 2:**

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AFORESAID, FOR INGRESS AND EGRESS EASEMENT AS CREATED AND SET OUT IN THE GRANT OF EASEMENT, DATED DECEMBER 20, 1994 AND RECORDED DECEMBER 29, 1994 AS DOCUMENT 04080034.

**PARCEL 3:**

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AFORESAID, FOR INGRESS AND EGRESS OVER, UPON AND ACROSS THE EASEMENT AS CREATED AND SET OUT IN THE GRANT OF EASEMENT, DATED DECEMBER 20, 1994 AND RECORDED DECEMBER 29, 1994 AS DOCUMENT 04080035.