

# UNOFFICIAL COPY



Doc# 1721429045 Fee \$52.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 08/02/2017 11:02 AM PG: 1 OF 5

THIS DOCUMENT PREPARED BY  
AND UPON RECORDATION, RETURN TO:  
Capital Crossing Servicing Company LLC  
99 High Street, 7<sup>th</sup> Floor, Boston, MA 02110  
Attn: Maureen Babcock

Cook County, Illinois  
Tax Map No. or Tax Parcel Identification Nos.: 16-23-405-004-0000, 16-22-200-043-0000  
16-22-214-009-0000 and 16-22-201-046-0000

## ASSIGNMENT OF REAL ESTATE MORTGAGE

**PHOENIX GRANTOR TRUST**, at 301 Commerce Street, Suite 3300, Fort Worth, Texas 76102 (hereinafter referred to as ("Assignor"), for value received, does by these presents, grant, bargain, sell, assign, transfer and set over to **PHOENIX LOANCO, LLC**, a Delaware limited liability company its successors and assigns, at c/o Capital Crossing Servicing Company LLC, 99 High Street, 7<sup>th</sup> Floor, Boston, MA 02110, all right, title and interest in and to those documents listed immediately below, which relate to property described on the attached Exhibit A:

Real Estate Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing, dated August 6, 2009, executed by **DANSKA DEVELOPMENT, INC.**, an Illinois corporation and Chicago Title Land Trust as Trustee under Trust Agreement dated July 14, 2009 and known as Trust No. 8002353430 (the "Grantor"), in the original principal sum of Nine Hundred Thousand and 00/100 Dollars (\$900,000.00) securing a Note made payable to **THE NATIONAL REPUBLIC BANK OF CHICAGO**, a national bank ("Mortgage"), and which Mortgage was recorded on August 7, 2009, as Document Number 0921903034 in the Real Estate Records of Cook County, State of Illinois ("Real Estate Records"), as the same may have been assigned, amended, supplemented, restated or modified.

DANSKA DEVELOPMENT  
4310131 21311

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TO HAVE AND TO HOLD THE SAME UNTO SAID PHOENIX LOANCO, LLC ITS SUCCESSORS AND ASSIGNS.

THIS ASSIGNMENT IS MADE WITHOUT RECOURSE, AND WITHOUT REPRESENTATION OR WARRANTY, EXPRESS, IMPLIED.

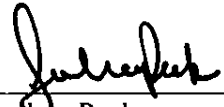
IN WITNESS WHEREOF, PHOENIX GRANTOR TRUST has caused this instrument to be executed this 21 day of ~~June~~, 2017.

*July*

ASSIGNOR:

**PHOENIX GRANTOR TRUST**

**By: Oat Trustee, LLC, a Delaware limited liability company not individually but solely in its capacity as Trustee**

By:   
Name: Joshua Peck  
Title: Vice President

**[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]**

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## CALIFORNIA ALL PURPOSE ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA }

COUNTY OF San Francisco }

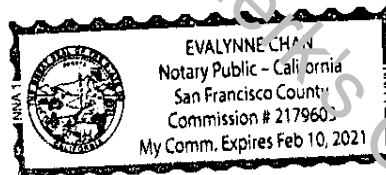
On July 24, 2017 before me, Evalynne Chan Notary Public,  
Date (here insert name and title of the officer)

personally appeared Joshua Peck

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature: [Handwritten Signature] (Seal)

OPTIONAL

Description of Attached Document

Title or Type of Document: Assignment of Real Estate Mortgage Number of Pages: \_\_\_\_\_

Document Date: \_\_\_\_\_ Other: \_\_\_\_\_

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## EXHIBIT "A"

### Description of Land

#### PARCEL 1:

LOT 37 IN SHERMAN AND WALTER'S RESUBDIVISION OF BLOCK 11 IN CIRCUIT COURT PARTITION OF THE EAST ½ OF THE NORTHEAST ¼ AND THAT PART OF THE EAST ½ OF THE SOUTHEAST ¼ LYING NORTH OF CENTER LINE OF OGDEN AVENUE OF SECTION 23, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 1641 South Christiana Avenue, Chicago, Illinois

PIN: 16-23-405-004-0000

#### PARCEL 2:

LOT 32 AND THE NORTH 5.5 FEET OF LOT 31 IN BLOCK 2 IN SUBDIVISION OF BLOCK 13, 14, 15 AND 16 IN THE SUBDIVISION BY L.C. PAINE FREER (AS RECEIVER) OF THE WEST ½ OF THE NORTHEAST ¼ OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 1252 South Kolin Avenue, Chicago, Illinois

PIN: 16-22-200-043-0000

#### PARCEL 3:

LOT 40 IN BLOCK 7 IN WILLIAM A. MERIGOLD'S RESUBDIVISION OF THEN NORTH 50 ACRES OF THE EAST ½ OF THE NORTHEAST ¼ OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 1321 South Karlov Avenue, Chicago, Illinois

PIN: 16-22-214-009-0000

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**PARCEL 4:**

LOT 29 IN BLOCK 1 IN SUBDIVISION OF BLOCK 13 TO 16 IN SUBDIVISION BY L.C. PAINE FREER (AS RECEIVER) OF THE WEST ½ OF THE NORTHEAST ¼ OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 1259 South Kolin Avenue, Chicago, Illinois

PIN: 16-22-201-046-0000

LESS AND EXCEPT ANY AND ALL PROPERTY PREVIOUSLY RELEASED OF RECORD.