

# UNOFFICIAL COPY



\*1819017021\*

RECORDATION REQUESTED BY:  
Tower Real Estate Fund I LLC  
7434 N Harlem Ave  
Chicago IL 60631

Doc# 1819017021 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/09/2018 10:35 AM PG: 1 OF 3

WHEN RECORDED MAIL TO:  
Tower Real Estate Fund I LLC  
7434 N Harlem Ave  
Chicago IL 60631

SEND TAX NOTICES TO:  
Tower Real Estate Fund I LLC  
7434 N Harlem Ave  
Chicago IL 60631

FOR RECORDER'S USE ONLY

#1889381 3/3

This Assignment of Mortgage prepared by:  
Tower Real Estate Fund I LLC  
7434 N Harlem Ave  
Chicago IL 60631

Old Republic National Title  
9601 Southwest Highway  
Oak Lawn, IL 60453

## COLLATERAL ASSIGNMENT OF MORTGAGE AND ASSIGNMENT OF RENTS

THIS COLLATERAL ASSIGNMENT OF MORTGAGE AND ASSIGNMENT OF RENTS dated June 20, 2018, is made and executed between TOWER REAL ESTATE FUND I LLC, A DELAWARE LIMITED LIABILITY COMPANY, whose address is 7434 N Harlem Ave Chicago, IL 60631 (referred to below as "Assignor") and PARK RIDGE COMMUNITY BANK, whose address is 626 TALCOTT ROAD - P. O. BOX 829, PARK RIDGE, IL 60068 (referred to below as "Assignee").

MORTGAGE AND ASSIGNMENT OF RENTS. Wolf Briarwood Trade, LLC, an Illinois limited liability company, the Mortgagor, executed and delivered to TOWER REAL ESTATE FUND I LLC, A DELAWARE LIMITED LIABILITY COMPANY, the Mortgagee, a Mortgage and an Assignment of Rents both dated June 20, 2018 in the amount of \$220,000.00 and recorded on July 9, 2018 respectively in the office of the Cook County Recorder, Illinois, as Document Number(s) 1819017020 and \_\_\_\_\_ respectively.

REAL PROPERTY DESCRIPTION. The Mortgage and Assignment of Rents covers the following described real properties located in Cook County, State of Illinois:

SEE ATTACHED "EXHIBIT A"

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The Real Property or its address is commonly known as: **1023 Briarwood Ln, Northbrook IL 60062**

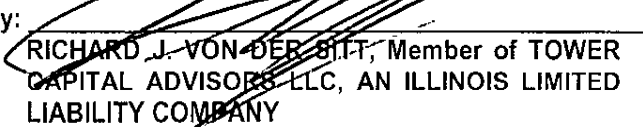
The Real Property tax identification number is: **04-09-204-002-0000**

**ASSIGNMENT OF MORTGAGE AND ASSIGNMENT OF RENTS.** For valuable consideration, Assignor hereby collaterally assigns and conveys to Assignee all of Assignor's right, title and interest in and to the above described Mortgage and Assignment of Rents, together with all of Assignor's right, title and interest in and to the promissory note or notes, guaranty or guaranties (or other credit agreements) secured by the Mortgage and Assignment of Rents; provided, however, this is a collateral assignment, given solely for the purpose of securing Assignor's indebtedness and obligations to Assignee. At the written election by Assignee to Assignor during the existence of an event of default under the documents governing Assignor's indebtedness and obligations to Assignee (after the passage of any grace or cure period), the Assignor's right, title and interest in and to the Mortgage and Assignment of Rents shall absolutely vest in the Assignee. Until such written election by Assignee during the existence of an event of default under the documents governing Assignor's indebtedness and obligations to Assignee, Assignor shall retain all beneficial and equitable interest in the Mortgage and the Assignment of Rents and all related loan documents. Upon satisfaction of Assignor's payment obligations under the documents governing Assignor's indebtedness and obligations to Assignee, the Assignee shall release this collateral assignment and have no further right or interest in respect of the Mortgage or Assignment of Rents.

**ASSIGNOR:**

**TOWER REAL ESTATE FUND I LLC, A DELAWARE LIMITED LIABILITY COMPANY**

**By: TOWER CAPITAL ADVISORS LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, Manager of TOWER REAL ESTATE FUND I LLC, A DELAWARE LIMITED LIABILITY COMPANY**

By:   
**RICHARD J. VON-DER-SITT, Member of TOWER CAPITAL ADVISORS LLC, AN ILLINOIS LIMITED LIABILITY COMPANY**

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## LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF IL )  
 ) SS  
 COUNTY OF COOK )

On this 06/20/18, before me, the undersigned Notary Public, personally appeared **RICHARD J. VON DER SITT, Member of TOWER CAPITAL ADVISORS LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, Manager of TOWER REAL ESTATE FUND I LLC, A DELAWARE LIMITED LIABILITY COMPANY;**, and known to me to be members or designated agents of the limited liability company that executed the Assignment of Mortgage and acknowledged the Assignment to be the free and voluntary act and deed of the limited liability company, by authority of statute, its articles of organization or its operating agreement, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute this Assignment and in fact executed the Assignment on behalf of the limited liability company.

By [Signature] Residing DuPage at \_\_\_\_\_  
 Notary Public in and for the State of IL

My commission expires 7/10/18

