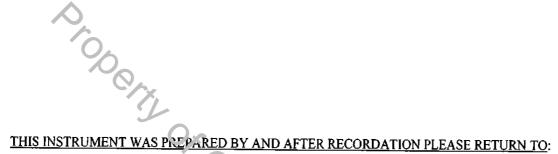
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Doc#. 1823319413 Fee: \$52.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 08/21/2018 01:12 PM Pg: 1 of 3



Michael J. Palumbo, Esquire Gingo Palumbo Law Group LLC 4700 Rockside Road, Suite 440, Independence, Ohio 44131 (216) 503-9512

ADDRESS: 5120 South Michigan Avenue, Cnicago, Illinois 60615

COUNTY: Cook

P.J.N.: 20-10-301-039-0000

ASSIGNMENT OF MORTGAGE AND SECURITY AGREEMENT

FUND THAT FLIP, INC., a Delaware corporation (the "Assignor'), having an address of 1382 West Ninth Street, Suite 200, Cleveland, Ohio 44113, for value received, hereby sells, transfers, assigns, and conveys to 1 SHARPE OPPORTUNITY INTERMED'AT: TRUST, a Delaware statutory trust (the "Assignee"), having an address of 370 Highland Avenue. Suite 200, Piedmont, California 94611, without recourse or warranty, express or implied, all of Assignor's right, title and interest in that certain:

Mortgage and Security Agreement (the "Mortgage") dated April 18, 2018, executed by The Stewardship Group, Washington Park, LLC, an Illinois limited liability company, delivered to Assignor, and recorded in the Office of the Recorder of Deeds, Cook County, Illinois on April 24, 2018 as Instrument #1811434049. The Mortgage refers to that certain lot, tract, parcel, or piece of ground described on Exhibit A attached hereto (the "Property").

This Assignment is made without recourse and without representation or warranty, express, implied, or by operation of law, of any kind and nature whatsoever by the Assignor.

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IN WITNESS WHEREOF, the Assignor, by and through Assignor's authorized signatory, has executed this Assignment with an effective date of April 27, 2018.

By:

ASSIGNOR: FUND THAT FLIP, INC., a Delaware corporation

Gingo Palumbo Law Group, LLC, an Ohio limited liability company

Its: Authorized Agent and Signatory

By: Michael J. Palumbo Its: Managing Member

DOOP OF <u>ACKNOWLEDGEMENT</u>

STATE OF OHIO) SS: COUNTY OF CUYAHOGA

Before me, a Notary Public in and for said Suce, personally appeared the Assignor, Fund That Flip, Inc., a Delaware corporation, by and through its Authorized Agent and Signatory, Gingo Palumbo Law Group, LLC, an Ohio limited liability company by and through its Managing Member, Michael J. Palumbo, who proved to me through satisfactory evidence of identification, which was [check one]: ___ photo identification; ___ credible witnesc, or ___ personal knowledge, to be the Assignor whose name is signed on this Instrument, who acknowledged to me that the Assignor signed this Instrument as Assignor's free and voluntary act(s) and deed(s) for the use(s) and purpose(s) mentioned therein, and who on oath stated that Michael J. Valumbo, Managing Member, is authorized to execute this Instrument and in fact executed this Instrument on behalf of Gingo Palumbo Law Group, LLC, an Ohio limited liability company, in its capacity as authorized Agent and Signatory of the Assignor.

In testimony whereof, I have hereunto set my hand and official seal in Independence, Ohio on this 21st day of August, 2018.

Notary Public

State of Chio

L Satternay Amthony J. Gingo Resident Cuyahoga County Notary Public, State of Ohio My Commission Has No Expiration Date Sec 147.03 RC

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EXHIBIT A

LEGAL DESCRIPTION

THE SOUTH 63 FEET OF THE NORTH 113 FEET OF LOT 1 IN JAMES D. LYNCH'S ADDITION TO HYDE PARK, BEING A SUBDIVISION OF PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 20-10-301-039-0000

COMMONLY KNOWN AS: 5120 SOUTH MICHIGAN AVENUE, CHICAGO, IL 60615

Cook County Clark's Office 5120 South Michigan Avenue, Chicago, Illinois 60615 Address:

P.I.N.: 20-10-301-039-2000