



1823945028

P. Yarbrough

Doc# 1823945028 Fee \$44.00

RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:

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

KAREN A. YARBROUGH

5 Arch Funding Corp.
19800 MacArthur Boulevard, Suite 1150
Irvine, CA 92612

COOK COUNTY RECORDER OF DEEDS

DATE: 08/27/2018 11:06 AM PG: 1 OF 4

(Space Above For Recorder's Use)

FIRST AMERICAN TITLE

FILE #

20183462
588

ABSOLUTE ASSIGNMENT AND ASSUMPTION OF
MORTGAGE AND LOAN DOCUMENTS

THIS ABSOLUTE ASSIGNMENT AND ASSUMPTION OF DEED OF TRUST AND LOAN DOCUMENTS (this "**Assignment**") dated August 15, 2018 and deemed effective as of August 16, 2018 the "**Effective Date**"), by Summit Hill Capital, LLC, a New Jersey limited liability company ("**Assignor**").

RECITALS:

A. Concurrently herewith, Assignor has conveyed to 5 ARCH FUNDING CORP., a California corporation ("**Assignee**") all of Assignor's rights, title and interest in, to and under that certain mortgage loan (the "**Loan**") made by Assignor to Optimum International LLC. ("**Borrower**").

B. In connection with the conveyance of the Loan by Assignor to Assignee, Assignor desires to assign to Assignee and Assignee desires to assume from Assignor all of Assignor's rights, title and interest in, to and under: (i) that certain Note dated as of August 16, 2018 executed by Borrower in the principal amount of \$182,000.00 (the "**Note**"); (ii) that certain Mortgage, Assignment of Rents, Security Agreement and Fixture Filing dated as of August 16, 2018 executed by Borrower, as trustor, and recorded in the Official Records of Cook County, Illinois, on _____ as Instrument No. _____ (the "**Mortgage**") regarding the real property as more particularly described on **Exhibit A** attached hereto, together with the obligation therein described, all monies due and to become due thereunder, and all interest thereon, all rights arising therefrom, and all documents associated therewith including without limitation that certain Absolute Assignment of Lessor's Interest in Leases and Rents executed by Borrower and recorded in the Official Records as Instrument No. _____ (collectively with the Mortgage, the "**Assigned Loan Documents**").

C. Assignor has simultaneously herewith endorsed the Note to Assignee and the parties desire that the other Assigned Loan Documents and all other documents relating to or evidencing the Loan be assigned by Assignor and assumed by Assignee.

NOW, THEREFORE, in consideration of the foregoing and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged:

1. Assignor hereby absolutely, irrevocably and unconditionally sells, assigns, transfers, sets over, conveys and endorses to Assignee, all of Assignor's right, title and interest in and to the Assigned Loan Documents, including, without limitation, all lien rights or other rights or interests in

S. *Y*
P. *Y*
S. *N*
SQ. *Y*
INT. *Y*

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and to the property encumbered by the Mortgage, all sums of money due and to become due thereunder and all accrued interest or other charges thereon. Assignor hereby further absolutely, irrevocably and unconditionally sells, assigns, transfers, sets over, conveys and endorses to Assignee, all of Assignor's right, title and interest in and to any and all claims, rights and causes of action, whether in tort or contract, whether known or unknown that Assignor may have against the Borrower and/or any third parties in connection with the Loan, the Assigned Loan Documents and/or the collateral for the Loan.

2. This Assignment shall be binding upon and inure to the benefit of Assignee, Assignor and their respective successors and assigns.

3. This Assignment shall be governed by and construed in accordance with the laws of the State of Illinois.

IN WITNESS WHEREOF, Assignor and Assignee have each caused this Assignment to be executed in its name by duly authorized officers as of the date first above written.

ASSIGNOR:

Summit Hill Capital, LLC,
a New Jersey limited liability company

By: 

Name: Christopher Apolito

Title: Member

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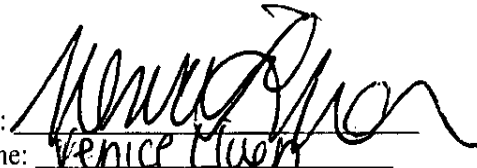
[Space Below This Line for Acknowledgment]

STATE OF NEW JERSEY

COUNTY OF ESSEX

On the 15th day of August, in the year 2018 before me the subscriber, personally appeared Christopher Aponte, who, I am satisfied, is/are the person(s) named in and who executed the within instrument, and thereupon acknowledged that he/she/they signed, sealed and delivered the same as his/her/their act and deed, for the purposes therein expressed.

VENICE LUEN
NOTARY PUBLIC OF NEW JERSEY
Comm. # **50075802**
My Commission Expires **1/30/2023**

Notary: 
Print Name: Venice Luen
Notary Public, State of New Jersey
My commission expires: January 30, 2023

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EXHIBIT A

LOT 93 IN WITHERELLS SUBDIVISION OF BLOCK 2 IN NORTONS SUBDIVISION OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 27 TOWNSHIP 38 NORTH RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY ILLINOIS.

Note: For Informational purposes only, this land is known as:

7107 South Saint Lawrence

Chicago, IL 60619