

UNOFFICIAL COPY



1905822010

Prepared by and upon recordation return to:

Kraus Lam LLC
230 W. Monroe Street
Suite 2548
Chicago, IL 60606
Attn: Daniel L. Kraus

Doc# 1905822010 Fee \$48.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 02/27/2019 11:15 AM PG: 1 OF 6

ASSIGNMENT OF MORTGAGE, SECURITY AGREEMENT AND FIXTURE FILING

THIS ASSIGNMENT OF MORTGAGE, SECURITY AGREEMENT AND FIXTURE FILING made as of February 25, 2019, by and between URBAN DEVELOPMENT FUND XVIII, LLC, a Delaware limited liability company ("Assignor"), and URBAN DEVELOPMENT FUND XX, LLC, a Delaware limited liability company ("Assignee").

RECITALS

A. Assignor and Roseland Community Hospital Title Holding Corporation (the "Mortgagor"), previously have entered into that certain Loan Agreement dated as of October 5, 2011 (the "Loan Agreement").

B. To secure its obligations under the Loan Agreement, Mortgagor executed that certain Mortgage, Assignment of Rents and Leases, Security Agreement and Fixture Filing dated as of October 5, 2011, in favor of Assignor and recorded in the Recorder's Office of Cook County, Illinois, on October 5, 2011, as Document No. 1123429037 (the "Mortgage") encumbering the real property legally described in **Exhibit A** attached hereto (the "Real Estate").

C. Assignor wishes to assign to Assignee all of its right, title and interest in, to and under the Mortgage and the other security documents as described in **Section 1** below on the terms and conditions herein set forth.

AGREEMENT

NOW, THEREFORE, in consideration of the foregoing premises the mutual covenants and conditions contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Assignor and Assignee hereby agree as follows:

1. Assignee hereby assumes all right and obligations of Assignor under the Mortgage.

UNOFFICIAL COPY

2. This Assignment may be executed in one or more counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument.

3. This Assignment shall be governed exclusively by the laws of the State of Illinois, and shall be binding all the respective successors and assigns of the Assignor and Assignee.

[Remainder of Page Intentionally Left Blank; Signatures Appear on Following Page]

Property of Cook County Clerk's Office

UNOFFICIAL COPY

IN WITNESS WHEREOF, the parties hereto have duly executed this Assignment of Mortgage, Security Agreement and Fixture Filing as of the date first above written.

ASSIGNOR:

URBAN DEVELOPMENT FUND XVIII, LLC,
a Delaware limited liability company

By: Urban Development Fund, LLC
Its: Managing Member

By: [Signature]
Chad Goodall, Vice President

STATE/Commonwealth of ILLIOIS _____

COUNTY OF Lake, SS.

On this 25th day of February, 2019, personally appeared Chad Goodall, Vice President of Urban Development Fund, LLC, to me known to be the person who executed the foregoing instrument, and he acknowledged this instrument, by his signed, to be his free act and deed and the free act and deed of Urban Development Fund, LLC, as managing member of Urban Development Fund XVIII, LLC.

Before me, [Signature]
Notary Public

Printed Name: Elizabeth Goodall

Notary commission issued in Lake County

My commission expires: 6/12/21



[Signatures Continue on Following Page]

UNOFFICIAL COPY

IN WITNESS WHEREOF, the parties hereto have duly executed this Assignment of Mortgage, Security Agreement and Fixture Filing as of the date first above written.

ASSIGNEE:

URBAN DEVELOPMENT FUND XX, LLC,
a Delaware limited liability company

By: UDF XII SPE A, LLC, a Delaware limited liability company, its member

By: Urban Development Fund, LLC
Its: Managing Member

By: [Signature]
Chad Goodall, Vice President

STATE/Commonwealth of ILLINOIS _____

COUNTY OF LAKE, SS.

On this 25th day of February, 2019, personally appeared Chad Goodall, Vice President of Urban Development Fund, LLC, to me known to be the person who executed the foregoing instrument, and he acknowledged this instrument, by his signed, to be his free act and deed and the free act and deed of Urban Development Fund, LLC, as managing member of Urban Development Fund XX, LLC.

Before me, Elizabeth Goodall
Notary Public

Printed Name: Elizabeth Goodall

Notary commission issued in LAKE County

My commission expires: 6/12/21



[End of Signature Pages]

UNOFFICIAL COPY

EXHIBIT A

Legal Description

PARCEL 1

LOTS 73 TO 76; THE WEST 1/2 OF LOT 77; THE EAST 1/2 OF LOT 79 AND LOTS 80 TO 84 IN VANDERBERG'S ADDITION, BEING A SUBDIVISION OF THE SOUTH 1/2 OF LOT 57 AND 54 (EXCEPT THE SOUTH 165.00 FEET) IN THE SCHOOL TRUSTEES' SUBDIVISION OF SECTION 16, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED DECEMBER 22, 1892 PER DOCUMENT 65428; AND ALSO,

LOTS 1 AND 2, IN THE RESUBDIVISION OF THE EAST 1/2 OF LOT 77, ALL OF LOT 78 AND THE WEST 1/2 OF LOT 79 IN VANDERBERG'S ADDITION, BEING A SUBDIVISION OF THE SOUTH 1/2 OF LOT 57 AND 54 (EXCEPT THE SOUTH 165.00 FEET) IN THE SCHOOL TRUSTEES' SUBDIVISION OF SECTION 16, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED OCTOBER 16, 1939 PER DOCUMENT 12383241, EXCEPT THE SOUTH 8.00 FEET OF THE AFORESAID TAKEN FOR PUBLIC ALLEY, IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS: 31, 35, 39, 45, 49, 53 and 57 W. 110th Place, Chicago, IL

PIN NOS.: 25-16-430-004-0000

25-16-430-005-0000

25-16-430-006-0000

25-16-430-008-0000

25-16-430-009-0000

25-16-430-010-0000

25-16-430-011-0000

25-16-430-039-0000

25-16-430-040-0000

PARCEL 2

LOTS 19 TO 30 (EXCEPT THE NORTH 8.00 FEET TAKEN FOR PUBLIC ALLEY) IN ALBERT VANDERBERG'S SUBDIVISION OF THE SOUTH 165.00 FEET OF LOT 64 OF THE SCHOOL TRUSTEES' SUBDIVISION OF SECTION 16, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED OCTOBER 30 1872 PER DOCUMENT 65428, EXCEPT THE NORTH 8.00 FEET OF THE AFORESAID TAKEN FOR PUBLIC ALLEY, IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS: 32-48, 68 W. 111th Street, Chicago, IL

PIN NOS.: 25-16-430-020-0000

25-16-430-021-0000

25-16-430-022-0000

25-16-430-023-0000

25-16-430-024-0000

25-16-430-025-0000

25-16-430-026-0000

25-16-430-027-0000

25-16-430-030-0000

25-16-430-042-0000

UNOFFICIAL COPY

PARCEL 3

LOTS 1 TO 9 IN VAN DER SYDE & BARTLETT'S ADDITION TO PULLMAN IN SECTION 21, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED AUGUST 6, 1890 PER DOCUMENT 1315022, IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS: 101-103 W. 111th Street, Chicago, IL

PIN NOS.: 25-21-202-010-0000

25-21-202-011-0000

25-21-202-012-0000

25-21-202-013-0000

25-21-202-014-0000

25-21-202-015-0000

25-21-202-016-0000

25-21-202-017-0000

25-21-202-018-0000

PARCEL 4

LOTS 3 TO 7; THE NORTH 35.00 FEET OF LOT 8 AND LOTS 9 TO 20 IN VAN DER SYDE'S SUBDIVISION OF BLOCK 1 IN FIRST ADDITION TO PULLMAN, (EXCEPT THE NORTH 135.00 FEET OF THE EAST 125.00 FEET THEREOF) IN SECTION 21, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED JUNE 2, 1913 PER DOCUMENT 5197314, IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS: 19-21, 25, 29, 33, 37, 45-67 W. 111th Street, Chicago, IL

PIN NOS.: 25-21-203-001-0000

25-21-203-002-0000

25-21-203-003-0000

25-21-203-004-0000

25-21-203-005-0000

25-21-203-006-0000

25-21-203-007-0000

25-21-203-008-0000

PARCEL 5

LOT 40 IN BLOCK 1 IN VAN DER SYDE & BARTLETT'S ADDITION TO PULLMAN IN SECTION 21, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED AUGUST 6, 1890 PER DOCUMENT 1315022, IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS: 100 W. 111th Place, Chicago, IL

PIN NOS.: 25-21-202-033-0000