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Doc#: 1923122029 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/19/2019 09:50 AM Pg: 1 of 3

Prepared by and Return to:

Colin Ferguson, Esq.
Dickinson Wright PLLC
300 West Vine Street, Suite 1700
Lexington, Kentucky 40507

Cross Reference: Document No. 0831235048

ASSIGNMENT OF MORTGAGE

For good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged by the parties hereto, KEY STAR CAPITAL FUND, L.P. ("Assignor"), whose address is 4100 Greenbriar Drive, Suite 120, Stafford, TX 77477, as holder, hereby assigns, without recourse, to NCP PILGRIM LLC ("Assignee"), whose address is c/o Northlight Capital Partners, 64 Wall Street, Suite 212, Norwalk, CT 06850, pursuant to that certain Asset Sale Agreement between Assignor and Assignee, dated May 22, 2019 which is hereby incorporated by reference ("Agreement"). All Capitalized terms used but not defined herein are defined in the Agreement.

Assignor hereby assigns, transfers and sets over to Assignee, its successors and assigns, **AS IS WITH ALL FAULTS, WITHOUT RECOURSE AND WITHOUT ANY REPRESENTATION OR WARRANTIES, OF ANY NATURE WHATSOEVER, WHETHER EXPRESSED OR IMPLIED**, except and only to the extent otherwise provided in the Agreement, all of Assignor's right title and interest in an to the Mortgage dated September 26, 2008, by and between CHICAGO TITLE LAND TRUST COMPANY as Successor Trustee to LaSALLE BANK NATIONAL ASSOCIATION, not personally but as trustee u/t/a dated August 7, 2002 and known as Trust No. 129976 (Beneficiaries are ALD MANAGEMENT LLC and ANTWONNE DAVIS) and ShoreBank in the amount of \$265,000.00 and recorded with the Cook County Recorder of Deeds ("Recorder"), on November 7, 2008 as **Document No. 0831235048**, as assigned to Urban Partnership Bank, by Assignment of Mortgage dated June 2, 2014 and recorded

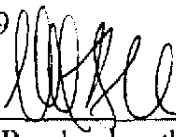
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with the Recorder on June 4, 2014 as Document No. 1415545029, and as further assigned to Assignee by that certain Assignment of Mortgage dated February 19, 2018 and recorded with the Recorder on April 6, 2018 as Document No. 1809629014, regarding real estate described in Exhibit A attached hereto and made a part hereof.

Dated this 14 day of August, 2019.

KEY STAR CAPITAL FUND, L.P.

By: NCP PILGRIM LLC, a Delaware limited liability company, Attorney-in-Fact, pursuant to Limited Power of Attorney dated May 29, 2019

By: 
Marshall Burchard, authorized signatory

STATE OF CONNECTICUT

COUNTY OF FAIRFIELD

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that Marshall Burchard, personally known to me to be the Authorized Signatory of NCP PILGRIM LLC, a Delaware limited liability company, as Attorney-in-Fact for KEY STAR CAPITAL FUND, L.P., and being the same person whose name is subscribed to the foregoing instrument as such appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

(Notary Seal)


Notary Public

(Type or Print Name)

My commission expires: _____

ALEXANDRA G. GRENOBLE
NOTARY PUBLIC OF CONNECTICUT
I.D. # 169733
My Commission Expires 8/31/2020

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EXHIBIT A

LOTS 15 AND 16 IN BLOCK 4 IN CHATHAM FIELDS, BEING A SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 34, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, REFERENCE BEING HAD TO THE PLAT THEREOF RECORDED JULY 2, 1914, AS DOCUMENT 544887, IN COOK COUNTY, ILLINOIS.

Common address: 7929-31 S. St. Lawrence, Chicago, Illinois 60619

PIN: 20-34-204-012-0000

Property of Cook County Clerk's Office