

# UNOFFICIAL COPY

Recording Cover Sheet for  
UCC Financing Statement



\*1927746317\*

Doc# 1927746317 Fee \$89.00

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

EDWARD H. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/04/2019 02:49 PM PG: 1 OF 4

PIN: 32-19-316-032-0000

LEGAL:

LAND LOCATED IN THE CITY OF CHICAGO HEIGHTS, COUNTY OF COOK, STATE OF ILLINOIS:

PARCEL A, THAT PART OF THE NORTH 102.50 FEET LYING SOUTH OF A LINE 282.50 FEET NORTH OF AND PARALLEL TO THE NORTH RIGHT OF WAY OF THE JOLIET BRANCH OF THE MICHIGAN CENTRAL RAILROAD AND PART OF THE EAST 200.00 FEET OF THE WEST 250.00 FEET OF THAT PART OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 19, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL B, THE NORTH 50 FEET OF THE SOUTH 332.50 FEET OF THE EAST 25 FEET OF THE WEST 250 FEET OF THAT PART OF THE SOUTHWEST ¼ OF THE SOUTH WEST OF SECTION 19, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE NORTH RIGHT OF WAY LINE OF THE JOLIET BRANCH OF THE MICHIGAN CENTRAL RAILROAD AS LOCATED THROUGH SAID SECTION 19, ALL IN COOK COUNTY, ILLINOIS.

Commonly known as: 1719 Western Avenue, Chicago Heights, Illinois 60411

This instrument was prepared by, and after recording should be returned to:

John Conway, Esq.  
Sullivan Hincks & Conway  
120 West 22<sup>nd</sup> Street, Suite 100  
Oak Brook, IL 60523  
(630) 573-5021

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**UCC FINANCING STATEMENT**

FOLLOW INSTRUCTIONS

**24798550****FS**

A. NAME & PHONE OF CONTACT AT FILER (optional) John Conway 630-573-5021	
B. E-MAIL CONTACT AT FILER (optional) johnconway@shlawfirm.com	
C. SEND ACKNOWLEDGEMENT TO: (Name and Address) <div style="border: 1px solid black; padding: 5px; text-align: center;">         John Conway          Sullivan Hincks &amp; Conway          120 W 22nd Street, Suite 100          Oak Brook, IL, 60523       </div>	

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

1. DEBTOR'S NAME: Provide only one Debtor name (2a or 2b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name); if any part of the Individual Debtor's name will not fit in line 2b, leave all of item 2 blank, check here  and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC 1Ad)

1a. ORGANIZATION'S NAME Chicago Title Land Trust Company, as successor trustee U/T/A dated August 29, 2005, Tr. #10-2785				
OR	1b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX
1c. MAILING ADDRESS 21405 Saddle Lane		CITY Mokena	STATE IL	POSTAL CODE 60448
			COUNTRY USA	

2. DEBTOR'S NAME: Provide only one Debtor name (2a or 2b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name); if any part of the Individual Debtor's name will not fit in line 2b, leave all of item 2 blank, check here  and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC 1Ad)

2a. ORGANIZATION'S NAME				
OR	2b. INDIVIDUAL'S SURNAME Premsagar	FIRST PERSONAL NAME Mulkanoor	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX
2c. MAILING ADDRESS 21405 Saddle Lane		CITY Mokena	STATE IL	POSTAL CODE 60448
			COUNTRY USA	

3. SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGNOR SECURED PARTY): Provide only one secured party name (3a or 3b)

3a. ORGANIZATION'S NAME AZ SPE, LLC				
OR	3b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX
3c. MAILING ADDRESS 12345 S. Keeler Avenue		CITY Alsip	STATE IL	POSTAL CODE 60108
			COUNTRY USA	

4. COLLATERAL: This financing statement covers the following collateral:

- (1) All Leasing Agreements, but subject to the rights of the Marquette Bank in the Markham Property;
- (3) All Owner/Operator Agreements but subject to the rights of the Marquette Bank in the Markham Property;
- (4) All Equipment, but subject to the rights of the Marquette Bank in the Markham Property and no personal property located at the Mokena Property;
- (5) All Accounts Receivable, but subject to the rights of the Marquette Bank in the Markham Property;
- (6) All Inventory, but subject to the rights of the Marquette Bank in the Markham Property;
- (7) any and all monies, reserves, deposits, deposit accounts, securities, cash, cash equivalents, balances, credits, and interest and dividends derived from the Markham Property, Chicago Heights Property, 1725 Property and the Harvey Property (but not from Mulkanoor, individually, or from the Mokena Property) of or in the name of Lot'sa Liquors, Inc. or JP Petroleum, now or hereafter with Lender and any and all other property of any kind and description of, now or hereafter, for any reason or purpose whatsoever, in the possession or control of, or in transit to, Lender or any agent or bailee for Lender, but subject to the rights of the Marquette Bank in the Markham Property;

5. Check only if applicable and check only one box: Collateral is  held in a Trust (see UCC1Ad, item 17 and instructions)  being administered by a Decedent's Personal Representative

6a. Check only if applicable and check only one box:

Public-Finance Transaction  Manufactured-Home Transaction  A Debtor is a Transmitting Utility

6b. Check only if applicable and check only one box:

Agricultural Lien  Non-UCC Filing

7. ALTERNATIVE DESIGNATION (if applicable):  Lessee/Lessor  Consignee/Consignor  Seller/Buyer  Bailee/Bailor  Licensee/Licensor

8. OPTIONAL FILER REFERENCE DATA:

Real Estate located at 1719 Western Avenue, Chicago Heights, IL 32-19-316-032-0000

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## UCC FINANCING STATEMENT ADDENDUM

FOLLOW INSTRUCTIONS

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9. NAME OF FIRST DEBTOR: Same as line 1a or 1b on Financing Statement; if line 1b was left blank because Individual Debtor name did not fit, check here	
9a. ORGANIZATION'S NAME Chicago Title Land Trust Company, as successor trustee U/T/A dated August 29, 2005, Tr. #10-2785	
OR	
9b. INDIVIDUAL'S SURNAME	
FIRST PERSONAL NAME	
ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX

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10. DEBTOR'S NAME: Provide (10a or 10b) only one additional Debtor name or Debtor name that did not fit in line 1b or 2b of the Financing Statement (form UCC1) (use exact, full name; do not omit, modify, or abbreviate and part of the Debtor's name) and enter the mailing address in line 10c

10a. ORGANIZATION'S NAME				
OR				
10b. INDIVIDUAL'S SURNAME				
INDIVIDUAL'S FIRST PERSONAL NAME				
INDIVIDUAL'S ADDITIONAL NAME(S)/INITIAL(S)				
SUFFIX				
10c. MAILING ADDRESS	CITY	STATE	POSTAL CODE	COUNTRY

11.  ADDITIONAL SECURED PARTY'S NAME or  ASSIGNOR SECURED PARTY'S NAME: Provide only one name (11a or 11b)

11a. ORGANIZATION'S NAME				
OR				
11b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIONAL NAME(S)/INITIAL(S)	SUFFIX	
11c. MAILING ADDRESS	CITY	STATE	POSTAL CODE	COUNTRY

12. ADDITIONAL SPACE FOR ITEM 4 (Collateral):

- (8) All chattel paper, contract rights, and instruments, but subject to the rights of the Marquette Bank in the Markham Property;
- (9) All General Intangibles, but none belonging to Mulkanoor, individually, but subject to the rights of the Marquette Bank in the Markham Property;
- (10) all furniture and fixtures used in the businesses of Borrowers and not located at the Mokena Property, but subject to the rights of the Marquette Bank in the Markham Property;
- (11) intentionally omitted;
- (12) all books, records, and computer records in any way relating to the above property, but subject to the rights of the Marquette Bank in the Markham Property, and none involving Mulkanoor, individually;
- (13) All supporting obligations, letter of credit rights, and commercial tort claims (as each such term is defined in the UCC), but subject to

13. <input checked="" type="checkbox"/> This FINANCING STATEMENT is to be filed (for record) (or recorded) in the REAL ESTATE RECORDS (if applicable)	14. This FINANCING STATEMENT: <input type="checkbox"/> covers timber to be cut <input type="checkbox"/> covers as-extracted collateral <input type="checkbox"/> is filed as a fixture filing
15. Name and address of a RECORD OWNER of real estate described in item 16 (if Debtor does not have a record interest):  Chicago Title Land Trust Company, as successor trustee U/T/A dated August 29, 2005, Tr. # 10-2785	16. Description of real estate:  LAND LOCATED IN THE CITY OF CHICAGO HEIGHTS, COUNTY OF COOK, STATE OF ILLINOIS:  PARCEL A, THAT PART OF THE NORTH 102.50 FEET LYING SOUTH OF A LINE 282.50 FEET NORTH OF AND PARALLEL TO THE NORTH RIGHT OF WAY OF THE JOLIET BRANCH OF THE MICHIGAN CENTRAL RAILROAD

17. MISCELLANEOUS: N/A

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12. ADDITIONAL SPACE FOR ITEM 4 (Collateral) (cont):

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the rights of the Marquette Bank in the Markham Property; and

(14) Any and all substitutions, renewals, improvements, replacements, additions, and proceeds of (1) through (13) above, including, without limitation, proceeds of insurance policies, but subject to the rights of the Marquette Bank in the Markham Property.

(15) the real property and personal property located at the Chicago Heights Property (i.e., 1719 Western Avenue, Chicago Heights, IL);

(16) the real property and personal property located at the 1725 Property (i.e., 1725 Western Avenue, Chicago Heights, IL);

(17) The real property and personal property located at the Harvey Property (i.e., 16643 S. Halsted Street, Harvey, Illinois 60426);

(18) The real property and personal property located at 15860 Dixie Highway, Markham, Illinois 60428 (i.e. the Markham Property) subject to the Marquette Bank Mortgage and subject to the rights of the Marquette Bank in the Markham Property and the personal property located at the Markham Property;

(19) The real property located at 21405 Saddle Lane, Mokena, IL 60448 (i.e. the Mokena Property), subject to the rights that Deutsche Bank, Ocwen, Wells Fargo Bank, N.A. and TVL Construction, LLC may have in the Mokena Property; All the business assets of the debtor, wherever located, including but not limited to cash, all accounts, all depository accounts, accounts receivables, notes, inventory, equipment, cash, fixtures, personal property, intangibles, general intangibles, trademarks whether any of the foregoing is now owned or acquired later; All accessions, additions, replacements, and substitutions, relating to any of the foregoing; All records of any kind relating to any of the foregoing; All proceeds related to the foregoing (including insurance, general intangibles and accounts proceeds).

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