

UNOFFICIAL COPY



1929045002

Doc# 1929045002 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/17/2019 09:16 AM PG: 1 OF 10

Property of Cook County Clerk's Office

RELEASE OF MORTGAGE

SV
P 10
S L
M
SC
E
EST

UNOFFICIAL COPY

RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS that **VALUE RECOVERY GROUP, L.P.** is the owner and holder of a certain Mortgage dated **March 20, 2006**, made by **Dora M. Martinez** in favor of **First Suburban National Bank** and recorded on **May 9, 2006** which **Document No. 0420241175** with the Cook County, Illinois Recorder of Deeds. Such Mortgage secured a certain Promissory Note in the maximum amount of **\$622,000.00** and certain promises and obligations set forth in said Promissory Note with a lien upon the property situate in said State and County described as follows:

See Exhibit A.

Title to said Mortgage was acquired by **Seaway Bank and Trust Company ("Seaway")** on October 22, 2010 when **First Suburban National Bank** was closed by the Office of the Comptroller of the Currency, the **Federal Deposit Insurance Corporation ("FDIC")** was appointed as receiver for **First Suburban National Bank**, and the assets of **First Suburban National Bank** were sold by **FDIC** to **Seaway** as set forth in Exhibit B attached hereto. Title to said Mortgage was again acquired by **FDIC** on January 27, 2017 when **FDIC** was appointed as Receiver for **Seaway** by the Illinois Department of Financial and Professional Regulation – Division of Banking as set forth in Exhibit C attached hereto. Said Mortgage was subsequently assigned by **FDIC** to **VALUE RECOVERY GROUP, L.P.** by assignment dated **March 10, 2017** as set forth in Exhibit D attached hereto.

As the current holder of said mortgage, **Value Recovery Group, L.P.** hereby authorizes the release of the lien of the Mortgage and directs the Recorder of Deeds to cancel the same of record.

WITNESS my hand and seal, this 8th day of October, 2019.

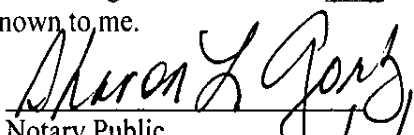
Signed, sealed and delivered:

Value Group Recovery, LP

By: 
Ralph E. Griffith, Manager of Value Recovery Group Joint Venture 1 which entity is the General Partner of Value Recovery Group, L.P.

STATE OF OHIO :
COUNTY OF FRANKLIN :

The foregoing instrument was acknowledged before me this 8th day of October, 2019 by Ralph E. Griffith who is personally known to me.


Notary Public
SHARON L GORBMY My Commission Expires: 6/29/2020
Notary Public
In and for the State of Ohio
My Commission Expires
June 29, 2020



UNOFFICIAL COPY

EXHIBIT A

LOTS 3, 4 AND 5 IN BLOCK 7 IN H.O. STONE AND COMPANY'S WORLD'S FAIR ADDITION SUBDIVISION OF PART OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH AND SOUTH OF INDIAN BOUNDARY LINE ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT 10262949, JANUARY 21, 1929, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 3406 W. North Avenue, Stone Park, IL 60165. The Real Property tax identification number is 15-04-106-054 & 15-04-106-055.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

FDIC: Press Releases - PR 235-2 10 17/2010

Press Releases**Seaway Bank and Trust Company, Chicago, Illinois, Assumes All of the Deposits of First Suburban National Bank, Maywood, Illinois****FOR IMMEDIATE RELEASE
October 22, 2010****Media Contact:
LaJuan Williams-Young
Office: 202-898-3876
Email: lwilliams-young@fdic.gov**

First Suburban National Bank, Maywood, Illinois, was closed today by the Office of the Comptroller of the Currency, which appointed the Federal Deposit Insurance Corporation (FDIC) as receiver. To protect the depositors, the FDIC entered into a purchase and assumption agreement with Seaway Bank and Trust Company, Chicago, Illinois, to assume all of the deposits of First Suburban National Bank.

The four branches of First Suburban National Bank will reopen on Saturday as branches of Seaway Bank and Trust Company. Depositors of First Suburban National Bank will automatically become depositors of Seaway Bank and Trust Company. Deposits will continue to be insured by the FDIC, so there is no need for customers to change their banking relationship in order to retain their deposit insurance coverage up to the applicable limits. Customers of First Suburban National Bank should continue to use their existing branch until they receive notice from Seaway Bank and Trust Company that it has completed systems changes to allow other Seaway Bank and Trust Company branches to process their accounts as well.

This evening and over the weekend, depositors of First Suburban National Bank can access their money by writing checks or using ATM or debit cards. Checks drawn on the bank will continue to be processed. Loan customers should continue to make their payments as usual.

As of June 30, 2010, First Suburban National Bank had approximately \$148.7 million in total assets and \$140.0 million in total deposits. Seaway Bank and Trust Company did not pay the FDIC a premium for the deposits of First Suburban National Bank. In addition to assuming all of the deposits, Seaway Bank and Trust Company agreed to purchase essentially all of the failed bank's assets.

The FDIC and Seaway Bank and Trust Company entered into a loss-share transaction on \$116.6 million of First Suburban National Bank's assets. Seaway Bank and Trust Company will share in the losses on the asset pools covered under the loss-share agreement. The loss-share transaction is projected to maximize returns on the assets covered by keeping them in the private sector. The transaction also is expected to minimize disruptions for loan customers. For more information on loss share, please visit: <http://www.fdic.gov/bank/individual/failed/lossshare/index.html>.

Customers who have questions about today's transaction can call the FDIC toll-free at 1-800-830-4731. The phone number will be operational this evening until 9:00 p.m., Central Daylight Time (CDT); on Saturday from 9:00 a.m. to 6:00 p.m., CDT; on Sunday from noon to 6:00 p.m., CDT; and thereafter from 8:00 a.m. to 8:00 p.m., CDT. Interested parties also can visit the FDIC's Web site at <http://www.fdic.gov/bank/individual/failed/firstsuburban.html>.

The FDIC estimates that the cost to the Deposit Insurance Fund (DIF) will be \$31.4 million. Compared to other alternatives, Seaway Bank and Trust Company's acquisition was the least costly resolution for the FDIC's DIF. First Suburban National Bank is the 137th FDIC-insured institution to fail in the nation this year, and the 16th in Illinois. The last FDIC-insured institution closed in the state was ShoreBank, Chicago, on August, 20, 2010.

###



12/17/2018

UNOFFICIAL COPY

FDIC: Press Releases - PR-235-2010 (10/27/10)

Congress created the Federal Deposit Insurance Corporation in 1933 to restore public confidence in the nation's banking system. The FDIC insures deposits at the nation's 7,830 banks and savings associations and it promotes the safety and soundness of these institutions by identifying, monitoring and addressing risks to which they are exposed. The FDIC receives no federal tax dollars – insured financial institutions fund its operations.

FDIC press releases and other information are available on the Internet at www.fdic.gov, by subscription electronically (go to www.fdic.gov/about/subscriptions/index.html) and may also be obtained through the FDIC's Public Information Center (877-275-3342 or 703-562-2200). **PR-235-2010**

Property of Cook County Clerk's Office

UNOFFICIAL COPY



PRESS RELEASE

Federal Deposit Insurance Corporation • Each depositor insured to at least \$250,000

January 27, 2017

Media contact:

Chicago: David Barr
(202) 898-6992
dbarr@fdic.gov

Wash., DC: Barbara Hagenbaugh
(202) 898-6993
bhagenbaugh@fdic.gov

State Bank of Texas, Dallas, Assumes All of the Deposits of Seaway Bank and Trust Company, Chicago

Seaway Bank and Trust Company, Chicago, was closed today by the Illinois Department of Financial and Professional Regulation – Division of Banking, which appointed the Federal Deposit Insurance Corporation (FDIC) as receiver. To protect the depositors, the FDIC entered into a purchase and assumption agreement with State Bank of Texas, Dallas, to assume all of the deposits of Seaway Bank and Trust Company.

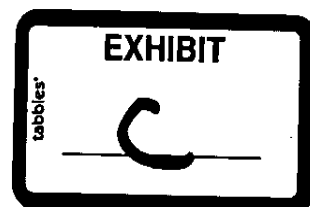
The ten branches of Seaway Bank and Trust Company will reopen as branches of State Bank of Texas during their normal business hours. Depositors of Seaway Bank and Trust Company will automatically become depositors of State Bank of Texas. Deposits will continue to be insured by the FDIC, so there is no need for customers to change their banking relationship in order to retain their deposit insurance coverage up to applicable limits. Customers of Seaway Bank and Trust Company should continue to use their existing branch until they receive notice from State Bank of Texas that it has completed systems changes to allow other State Bank of Texas branches to process their accounts, as well.

This evening and over the weekend, depositors of Seaway Bank and Trust Company can access their money by writing checks or using ATM or debit cards. Checks drawn on the bank will continue to be processed. Loan customers should continue to make their payments as usual.

As of September 30, 2016, Seaway Bank and Trust Company had approximately \$361.2 million in total assets and \$307.1 million in total deposits. In addition to assuming all of the deposits of the failed bank, State Bank of Texas agreed to purchase \$309.0 million of the failed bank's assets. The FDIC will retain the remaining assets for later disposition.

Customers with questions about the transaction should call the FDIC toll-free at 1-800-930-5169. The phone number will be operational this evening until 9 p.m., Central Time (CT); on Saturday from 9 a.m. to 6 p.m., CT; on Sunday from noon to 6 p.m., CT; on Monday from 8 a.m. to 8 p.m., CT; and thereafter from 9 a.m. to 5 p.m., CT. Interested parties also can visit the FDIC's website at <https://www.fdic.gov/bank/individual/failed/seaway.html>.

(more)



UNOFFICIAL COPY

Federal Deposit Insurance Corporation **PRESS RELEASE**

The FDIC estimates that the cost to the Deposit Insurance Fund (DIF) will be \$57.2 million. Compared to other alternatives, State Bank of Texas's acquisition was the least costly resolution for the FDIC's DIF. Seaway Bank and Trust Company is the second FDIC-insured institution to fail in the nation this year, and the first in Illinois. The last FDIC-insured institution closed in the state was Edgebrook Bank, Chicago, on May 8, 2015.

###

Property of Cook County Clerk's Office



Congress created the Federal Deposit Insurance Corporation in 1933 to restore public confidence in the nation's banking system. The FDIC insures deposits at the nation's banks and savings associations, 5,980 as of September 30, 2016. It promotes the safety and soundness of these institutions by identifying, monitoring and addressing risks to which they are exposed. The FDIC receives no federal tax dollars—insured financial institutions fund its operations.

FDIC press releases and other information are available on the Internet at www.fdic.gov, by subscription electronically (go to www.fdic.gov/about/subscriptions/index.html) and may also be obtained through the FDIC's Public Information Center (877-275-3342 or 703-562-2200). PR-9-2017

**Stay connected
to the FDIC**

Twitter: <https://twitter.com/FDICgov>
Facebook: <https://www.facebook.com/FDICgov>

Linkedin: <https://www.linkedin.com/company/fdic>
YouTube: <https://www.youtube.com/user/FDICchannel>

UNOFFICIAL COPY

ASSIGNMENT AND BILL OF SALE

Pursuant to Section 6.01(b) of the 2015 Third Amended and Restated Agreement of Limited Partnership of Value Recovery Group, L.P. ("Partnership Agreement"), by and between Value Recovery Group Joint Venture I, an Ohio Partnership, and the Federal Deposit Insurance Corporation ("Seller"), the Seller has agreed to contribute to Partnership (the "Purchaser") and the Purchaser has agreed to accept from the Seller, all of the Seller's right, title and interest, if any, in and to the ("Judgments", Deficiencies, Charge-offs" and "Other Assets" (as such terms are defined in the Partnership Agreement) with a total book value of " which are listed on Exhibit A attached hereto (the "Assets").

NOW, THEREFORE KNOW ALL MEN BY THESE PRESENTS, that the Seller, for and in consideration of the mutual promises contained in the Contribution Agreement and other good and valuable consideration paid by the Purchaser to the Seller, the receipt of which is hereby acknowledged, and intending to be legally bound hereunder, has bargained and sold, and by these presents does hereby grant, bargain, sell, convey, transfer, assign and deliver to the Purchaser, its successors and permitted assigns, each of the Assets, "as is", without representation or warranty as to ownership, title, collectability or any other matter.

TO HAVE AND TO HOLD the Assets unto the Purchaser, its successors and permitted assigns, to and for its and their own proper use and benefit forever.

The Purchaser shall have the right to collect or receive the monies due under the Assets, and any part thereof, or to release or discharge said Assets, and the Purchaser, by accepting this Assignment and Bill of Sale, does hereby hold the Seller harmless from any and all costs incurred in the collection of the Assets.

This Assignment and Bill of Sale shall be governed by and construed in accordance with the laws of the State of Texas, without giving effect to principles thereof relating to conflicts of laws.



UNOFFICIAL COPY

IN WITNESS WHEREOF, the undersigned has duly executed this Bill of Sale and Assignment, or has caused this Bill of Sale and Assignment to be duly executed on its behalf, as of March 10, 2017.

FEDERAL DEPOSIT INSURANCE CORPORATION

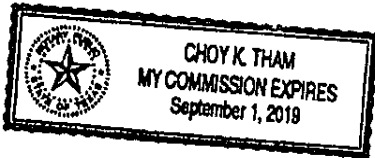
By: *O. Faye Moritz*
Name: O. Faye Moritz
R & R Specialist
Asset Management

City of Dallas)
) ss.
State of Texas

The undersigned, a notary public in and for above-said county and State, does hereby acknowledge that O. Faye Moritz, as Resolution and Receivership Specialist, Asset Management, of Federal Deposit Insurance Corporation, an instrumentality of the United States of America, personally appeared before me on this day, and being by me duly sworn, says that he, being informed of the contents, voluntarily executed the foregoing instrument for and on behalf of such entity.

WITNESS my hand and official seal this 10th day of March, 2017.

(SEAL)



Choy K. Tham
Notary Public for the State of Texas

My Commission Expires: _____

PURCHASER'S ADDRESS:
Value Recovery Group, L.P.
919 Old Henderson Road
Columbus, OH 43220
Attn: Barry Fromm

UNOFFICIAL COPY

EXHIBIT A

**10524 SEAWAY BANK AND TRUST COMPANY
PHASE I SALE TO VALUE RECOVERY GROUP, L.P.**

ASSET NO.	ASSET NAME	BALANCE
-----------	------------	---------

9674595500041	MARTINEZ, DORA	8,666.46
---------------	----------------	----------

Property of Cook County Clerk's Office