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Cook County Recorder of Deeds
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ASSIGNMENT OF LEASEHOLD MORTGAGE, ASSIGNMENT OF LEASES AND RENTS, SECURITY AGREEMENT AND FIXTURE FILING

READYCAP WAREHOUSE FINANCING LLC,
a Delaware limited liability company
(Assignor)

to

READY CAPITAL MORTGAGE DEPOSITOR II, LLC,
a Delaware limited liability company
(Assignee)

Dated as of December 1, 2019

Property Location: 55 East Jackson Blvd., Chicago, Illinois

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ASSIGNMENT OF LEASEHOLD MORTGAGE, ASSIGNMENT OF LEASES AND RENTS, SECURITY AGREEMENT AND FIXTURE FILING

READYCAP WAREHOUSE FINANCING LLC, a Delaware limited liability company (“*Assignor*”), as the holder of the instrument hereinafter described and for valuable consideration hereby endorses, assigns, sells, transfers and delivers to **READY CAPITAL MORTGAGE DEPOSITOR II, LLC**, a Delaware limited liability company, its successors, participants and assigns (collectively “*Assignee*”), all right, title and interest of Assignor in and to that certain Leasehold Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing, by **55 JACKSON ACQUISITION LLC**, a Delaware limited liability company (“*Borrower*”), in favor of **READYCAP COMMERCIAL, LLC**, a Delaware limited liability company d/b/a Ready Capital Structured Finance (“*Original Lender*”), dated August 2, 2019, and recorded in the Cook County Recorder of Deeds (“*Official Records*”), on August 5, 2019 as document number 1921706213, as the same was assigned by Original Lender to Assignor, pursuant to that certain Assignment of Leasehold Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing, dated August 2, 2019, and recorded in the Official Records as document number 1921706216 (as the same have heretofore been amended, modified, restated, supplemented, assigned, renewed or extended), and creating a first lien on the property described in Exhibit A attached hereto and by this reference made a part hereof.

Together with any and all notes and obligations therein described, the debt and claims secured thereby and all sums of money due and to become due thereon, with interest provided for therein, and hereby irrevocably appoints Assignee hereunder its attorney to collect and receive such debt, and to foreclose, enforce and satisfy the foregoing the same as it might or could have done were these presents not executed, but at the cost and expense of Assignee.

Together with any and all other liens, privileges, security interests, rights, entitlements, equities, claims and demands as to which Assignor hereunder possesses or to which Assignor is otherwise entitled as additional security for the payment of the notes and other obligations described herein.

TO HAVE AND TO HOLD this Assignment of Leasehold Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing unto Assignee and to the successors and assigns of Assignee forever.

[SIGNATURE ON THE FOLLOWING PAGE]

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IN WITNESS WHEREOF, Assignor has caused this instrument to be executed by its duly authorized officer on the day and year first above written.

ASSIGNOR:

**READYCAP WAREHOUSE FINANCING
LLC, a Delaware limited liability company**

By: *DDishman*
Name: Dawnyel Dishman
Title: Authorized Person

Property of Cook County Clerk's Office

ACKNOWLEDGMENT

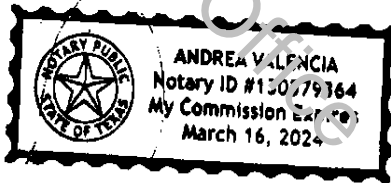
State of Texas }

ss.

County of Dallas }

On the 22 day of June, in the year 2020, before me the undersigned, personally appeared Dawnyel Dishman, Authorized Person personally known to me on the basis of satisfactory evidence to be the individual whose name are subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.
WITNESS my hand and official seal.

Andrea Valencia
[Notary Public]



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EXHIBIT A

Description of the Property

Real property in the City of Chicago, County of Cook, State of Illinois, described as follows:

PARCEL 1:

LOTS 2, 3, AND 4, INCLUSIVE, IN ASSESSOR'S DIVISION OF LOTS 2 AND 3 OF BLOCK 8 IN THE NORTHWEST 1/4 OF FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOTS 5, 6 AND 7, INCLUSIVE, IN ASSESSOR'S DIVISION OF LOTS 2 AND 3 OF BLOCK 8 IN THE NORTHWEST 1/4 OF FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 3:

LOT 8 OF ASSESSOR'S DIVISION OF LOTS 2 AND 3 OF BLOCK 8 IN THE NORTHWEST 1/4 OF FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 4:

EASEMENT FOR THE BENEFIT OF PARCELS 1, 2 AND 3 CREATED BY RECIPROCAL EASEMENT AND OPERATING AGREEMENT DATED NOVEMBER 2, 1977 AND RECORDED NOVEMBER 4, 1977 AS DOCUMENT 24180486 MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NUMBER 1070932 TO CONTINENTAL CASUALTY COMPANY AND CONTINENTAL ASSURANCE COMPANY, AS AMENDED BY FIRST AMENDMENT TO RECIPROCAL EASEMENT AND OPERATING AGREEMENT RECORDED MAY 20, 2003 AS DOCUMENT 0314942024 OVER PORTIONS OF LOTS 2 AND 4 IN BLOCK 8 OF FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, AS DESCRIBED THEREIN.

PARCEL 5:

EASEMENTS FOR THE BENEFIT OF PARCELS 1, 2 AND 3 CREATED BY EASEMENT AGREEMENT DATED MAY 14, 2003 AND RECORDED MAY 20, 2003 AS DOCUMENT 0314042017 MADE BY CONTINENTAL ASSURANCE COMPANY TO 55 E. JACKSON LLC AS DESCRIBED THEREIN.

PARCEL 6:

EASEMENTS FOR THE BENEFIT OF PARCELS 1, 2 AND 3 CREATED BY UNDERGROUND PARKING GARAGE CROSS EASEMENT AGREEMENT DATED MAY 14, 2003 AND RECORDED MAY 20, 2003 AS DOCUMENT 0314042019 MADE BY CONTINENTAL ASSURANCE COMPANY TO 55 E. JACKSON LLC AS DESCRIBED THEREIN.