

UNOFFICIAL COPY



2023713124

Doc# 2023713124 Fee \$61.00

UCC FINANCING STATEMENT

FOLLOW INSTRUCTIONS

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 08/24/2020 01:00 PM PG: 1 OF 6

A. NAME & PHONE OF CONTACT AT FILER (optional)
Edward W. Lam 312.778.6264

B. E-MAIL CONTACT AT FILER (optional)
elam@krauslam.com

C. SEND ACKNOWLEDGMENT TO: (Name and Address)

Edward W. Lam
Kraus Lam LLC
230 West Monroe Street, Suite 2528
Chicago, IL 60606

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

1. DEBTOR'S NAME: Provide only one Debtor name (1a or 1b) (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 1b, leave all of item 1 blank, check here and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad)

1a. ORGANIZATION'S NAME
CASA VERACRUZ, LLC

OR

1b. INDIVIDUAL'S SURNAME FIRST PERSONAL NAME ADDITIONAL NAME(S)/INITIAL(S) SUFFIX

1c. MAILING ADDRESS CITY STATE POSTAL CODE COUNTRY
1818 South Paulina Street Chicago IL 60608 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 UCC1Ad)

2a. ORGANIZATION'S NAME

OR

2b. INDIVIDUAL'S SURNAME FIRST PERSONAL NAME ADDITIONAL NAME(S)/INITIAL(S) SUFFIX

2c. MAILING ADDRESS CITY STATE POSTAL CODE COUNTRY

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
COLUMN FINANCIAL, INC.

OR

3b. INDIVIDUAL'S SURNAME FIRST PERSONAL NAME ADDITIONAL NAME(S)/INITIAL(S) SUFFIX

3c. MAILING ADDRESS CITY STATE POSTAL CODE COUNTRY
ELEVEN MADISON AVENUE NEW YORK NY 10010 USA

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

This financing statement covers all assets of the Debtor of any kind or description, tangible or intangible, whether now existing or hereafter arising or acquired, and all proceeds and products thereof. See Appendix I attached hereto and made a part hereof.

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 Agricultural Lien Non-UCC Filing

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

8. OPTIONAL FILER REFERENCE DATA:
ILLINOIS SOS

S V
P 6
S 5
M
SC
E
INT

UNOFFICIAL COPY

APPENDIX I

Debtor: CASA VERACRUZ, LLC, an Illinois limited liability company

Secured Party: Column Financial Inc.

This financing statement covers all assets of the Debtor of any kind or description, tangible or intangible, whether now existing or hereafter arising or acquired, including, but not limited to the following collateral (the "Collateral"):

THE REAL ESTATE located in the State of Illinois and legally described on Exhibit A attached hereto and made a part hereof ("Real Estate");

all of Debtor's present and future estate, right, title and interest in and to the following described property, whether such property is now or hereafter in existence: (a) the Real Property, with all rights, appurtenances, and privileges thereunto belonging, unto the Debtor, in trust, for the benefit of Debtor, Debtor's successors and assigns forever; (b) a security interest in the Personality; (c) a security interest in, all Condemnation Awards and all Insurance Proceeds and to refunds, credits and abatements of real estate taxes; (d) a security interest in, all of Debtor's right, title and interest in, but not any of Debtor's obligations or liabilities under, all Design and Construction Documents and all Contracts of Sale; and (e) all of Debtor's rights under Section 365 of the Bankruptcy Code. All Persons who may have or acquire an interest in all or any part of the Property will be deemed to have notice of, and will be bound by, the terms of the Obligations and each other agreement or instrument made or entered into in connection with each of the Obligations.

- Remainder of page intentionally left blank -

County Clerk's Office

UNOFFICIAL COPY

Exhibit A Legal Description

PARCEL 1: LOT 90 IN EVAN'S SUBDIVISION OF BLOCK 43 IN THE SUBDIVISION OF SECTION 19, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 2124 WEST 19TH STREET, CHICAGO, IL 60608;
PIN NO. 17-19-308-040-0000.

PARCEL 2: LOT 5 IN BLOCK 16 IN THE RESUBDIVISION OF BLOCKS 6, 7, 16 AND 17 IN DOUGLAS PARK ADDITION TO CHICAGO, IN SECTIONS 23 AND 24, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 1910 SOUTH ALBANY, CHICAGO, IL 60623;
PIN NO. 16-24-304-022-0000.

PARCEL 3: LOT 13 IN BLOCK 3 IN KING, SCOTT AND WILSON'S ADDITION TO CHICAGO, A RESUBDIVISION OF LOTS 1 TO 40, BOTH INCLUSIVE OF CHARLES C. MOWRY'S SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 AND OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THAT PORTION THEREOF OCCUPIED AND OWNED BY THE C.B. AND Q. RAILROAD), IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 2243 SOUTH CENTRAL PARK AVENUE, CHICAGO, IL 60623;
PIN NO. 16-26-200-014-0000.

PARCEL 4: THE EAST 58.24 FEET OF LOT 45 (EXCEPT THE NORTH 33.68 FEET OF THE WEST 2.51 FEET THEREOF) IN BLOCK 5 IN KING, SCOTT AND WILSON'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 2301 SOUTH DRAKE AVE. AKA 3515 WEST 23RD ST., CHICAGO, IL 60623; PIN NO. 16-26-209-043-0000.

PARCEL 5: THE WEST 69.71 FEET OF LOT 45 (EXCEPT THE SOUTH 11.04 FEET OF THE EAST 2.51 FEET THEREOF) IN BLOCK 5 IN KING, SCOTT AND WILSON'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 2301 SOUTH DRAKE AVENUE AKA 3515 WEST 23RD STREET, CHICAGO, IL 60623; PIN NO. 16-26-209-044-0000.

PARCEL 6: LOTS 1 AND 2 IN SUB-BLOCK 2 IN JONES AND MC KILLIP'S SUBDIVISION OF BLOCK 9 IN STEELE'S SUBDIVISION OF THE SOUTH EAST 1/4 AND THE EAST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 26, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 2700 SOUTH DRAKE AVENUE, CHICAGO, IL 60623;
PIN NO. 16-26-408-025-0000 AND 16-26-408-026-0000.

UNOFFICIAL COPY

PARCEL 7: LOT 3 AND THE NORTH 12 FEET OF LOT 4 IN BLOCK 2 IN JONES AND MC KILLIP'S SUBDIVISION OF BLOCK 9 IN STEELE'S SUBDIVISION OF THE SOUTH EAST 1/4 AND THE EAST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 26, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 2700 SOUTH DRAKE AVENUE, CHICAGO, IL 60623;
PIN NO. 16-26-408-027-0000.

PARCEL 8: LOT 44, 45, 46, 47 AND 48 IN BLOCK 2 IN HENRY H. WALKER'S SUBDIVISION OF BLOCK 2 IN JOHNSTON AND LEE'S SUBDIVISION OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 1646-50 SOUTH THROOP STREET, CHICAGO, IL 60608;
PIN NOS. 17-20-305-055-0000, 17-20-305-056-0000, 17-20-305-057-0000 AND 17-20-305-058-0000.

PARCEL 9: LOTS 16 THROUGH 25, BOTH INCLUSIVE, IN STEWART'S SUBDIVISION OF BLOCK 9 IN JOHNSTON AND LEE'S SUBDIVISION OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 2014-2022 SOUTH RACINE AVENUE, CHICAGO, IL 60608;
PIN NOS. 17-20-326-039-0000 and 17-20-326-040-0000.

PARCEL 10: LOT 94 IN BLOCK 47 IN H.H. WALKER'S SUBDIVISION OF BLOCKS 33, 34, 47 AND PART OF 48 IN SECTION 19, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 1714 WEST 19TH STREET, CHICAGO, IL 60608;
PIN NO. 17-19-412-042-0000.

PARCEL 11: LOT 9 IN BLOCK 13 IN WALSH AND MCMULLEN'S SUBDIVISION OF THE SOUTH 3/4 OF THE SOUTH EAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 967 WEST 19TH STREET, CHICAGO, IL 60608;
PIN NO. 17-20-423-007-0000.

PARCEL 12: LOTS 1 AND 2 IN BLOCK 1 IN FREDERICK B. CLARKE'S SUBDIVISION OF BLOCK 8 OF STONE AND WHITNEY'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 6, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

LOT 1 IN THE SUBDIVISION OF LOTS 3 & 4 IN BLOCK 1 OF FREDERICK B. CLARK'S SUBDIVISION OF BLOCK 8 OF STONE & WHITNEY'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 6, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 4600 SOUTH WOOD STREET, CHICAGO, IL 60609;
PIN NO: 20-06-421-020-0000 AND 20-06-421-021-0000.

UNOFFICIAL COPY

PARCEL 13: THE WEST 75 FEET OF THE EAST 230 FEET 11 3/4 INCHES OF THE NORTH 120.8 FEET OF BLOCK 18 IN WALSH AND MCMULLEN'S SUBDIVISION OF THE SOUTH 3/4 OF THE SOUTH EAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 13A: ALL THAT PART OF THE NORTH 120.8 FEET OF BLOCK 18 IN WALSH AND MCMULLEN'S SUBDIVISION OF THE SOUTH 3/4 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH LIES WEST OF A LINE DRAWN PARALLEL WITH AND 230 FEET AND 11 3/4 INCHES WESTERLY FROM THE EASTERLY LINE OF SAID BLOCK 18 (EXCEPT THE WEST 75.00 FEET THEREOF), IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 963 WEST CULLERTON STREET, CHICAGO, IL 60608;
PIN NO. 17-20-433-002-0000 AND 17-20-433-007-0000.

PARCEL 14: LOT 11 IN WILLIAMS SUBDIVISION OF BLOCK 10 IN JOHNSTON AND LEE'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 1313 WEST 19TH STREET, CHICAGO, IL 60608;
PIN NO. 17-20-323-023-0000.

PARCEL 15: LOT 45 (EXCEPT THE EAST 6.8 FEET THEREOF) IN BLOCK 34 IN WALKER'S SUBDIVISION OF BLOCKS 33, 34, 47 AND PART OF BLOCK 48 IN SECTION 19, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 15A: A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY EASEMENT AGREEMENT DATED AUGUST 5, 1997 AND RECORDED SEPTEMBER 11, 1997 AS DOCUMENT NUMBER 97671695 FROM THE CHICAGO TRANSIT AUTHORITY, A MUNICIPAL CORPORATION TO THE RESURRECTION PROJECT, AN ILLINOIS NOT-FOR-PROFIT CORPORATION FOR THE PURPOSE OF INGRESS AND EGRESS OVER THE FOLLOWING DESCRIBED LAND: THE EAST 6.80 FEET OF LOT 45 AND THE WEST 0.20 FEET OF LOT 46 IN BLOCK 34 IN WALKER'S SUBDIVISION OF BLOCKS 33, 34, 47 AND PART OF BLOCK 48 IN SECTION 19, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 1712 WEST 17TH STREET, CHICAGO, IL 60608;
PIN NO. 17-19-402-044-0000.

PARCEL 16: LOT 73 IN KASPAR'S SUBDIVISION OF THAT PART LYING EAST OF BLUE ISLAND AVENUE OF BLOCK 11 IN JOHNSTON AND LEE'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 1427 WEST CULLERTON STREET, CHICAGO, IL 60608;
PIN NO. 17-20-322-014-0000.

PARCEL 17: LOTS 13 AND 14 IN ROLAND R. LANDIS SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST 3 3/4 ACRES OF THE NORTH 15 ACRES OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 6, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD

UNOFFICIAL COPY

PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 4529 AND 4533 SOUTH WOOD STREET, CHICAGO, IL 60609;
PIN NO. 20-06-414-013-0000 AND 20-06-414-014-0000.

- Remainder of page intentionally left blank -

Property of Cook County Clerk's Office