



Doc# 2100434006 Fee \$88.00

KAREN A. YARBROUGH
COOK COUNTY CLERK

DATE: 01/04/2021 09:47 AM PG: 1 OF 4

Recording Requested By And
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Elvin E. Charity
Charity & Associates, P.C.
20 N. Clark Street, Suite 1150
Chicago, Illinois 60602

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ASSIGNMENT OF MORTGAGE AND LOAN DOCUMENTS

The undersigned, **ILLINOIS HOUSING DEVELOPMENT AUTHORITY**, a body corporate and politic, organized and existing under the laws of the State of Illinois ("Assignor"), with a mailing address of 111 E. Wacker, Suite 1000, Chicago, Illinois 60601, hereby sells, transfers, assigns, endorses, delivers, sets over and conveys to **CIBC BANK USA**, an Illinois state chartered bank ("Assignee"), with a mailing address of 120 S. LaSalle Street, Chicago, Illinois 60603, without recourse, representation or warranty, except as may be expressly set forth in that certain Funding Loan Agreement, dated as of December 1, 2020, (the "Funding Loan Agreement") by and between Assignor and Assignee, all of Assignor's rights, title and interest in and to:

72724

- (a) The Borrower Loan Agreement, dated as of December 1, 2020, between the Assignor and by **SCHILLER PLACE LP**, an Illinois limited partnership ("Borrower");
- (b) That certain Construction Mortgage, Security Agreement, Assignment of Leases and Rents and Fixture Filing, dated as of December 30, 2020 (the "Mortgage"), executed by Borrower, in favor of Assignor, and recorded on December 30, 2020 in the Office of the Recorder of Cook County, Illinois, as Document No. 2100434005, which Mortgage encumbers the Mortgagor's fee simple title in the premises more particularly described on Exhibit A attached hereto and made a part hereof and all other liens, security interests, financing statements, assignments of leases or rents and any other documents relating to the indebtedness secured by the Mortgage;
- (c) The Funding Loan Agreement, except for the Unassigned Rights (as defined in the Funding Loan Agreement);
- (d) Promissory Note-Borrower Loan Series 2020A, dated as of December 30, 2020, in the principal amount of \$10,400,000, executed by the Borrower to the order of the Assignor, and endorsed by the Assignor to the Assignee; and

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- (e) Promissory Note-Borrower Loan Series 2020B, dated as of December 30, 2020, in the principal amount of \$2,600,000, executed by the Borrower to the order of the Assignor, and endorsed by the Assignor to the Assignee.
- (f) All other liens, security interests, financing statements, assignments and any other documents relating to the indebtedness secured by the Mortgage.

[Signature Page Follows]

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[SIGNATURE PAGE TO ASSIGNMENT OF MORTGAGE AND LOAN DOCUMENTS]

Dated: December 30, 2020

ASSIGNOR:

**ILLINOIS HOUSING DEVELOPMENT
AUTHORITY**

By: [Signature]
Name: Kristin Faust
Title: Executive Director

STATE OF ILLINOIS

COUNTY OF COOK

I, a Notary Public for the state and county aforesaid, certify that Kristin Faust personally appeared before me this day and acknowledged that she is the Executive Director of the Illinois Housing Development Authority, a body corporate and politic, organized and existing under the laws of the State of Illinois, and that, as such Executive Director, by the authority duly given, she executed the foregoing instrument on behalf of the Illinois Housing Development Authority for the uses and purposes therein set forth.

Witness my hand and official stamp or seal this _____ day of _____, 2020.

Liliana Valentino
Notary Public
Print Name: LILIANA VALENTINO
[Note: Notary Public must sign exactly as on notary seal]

My Commission Expires: 06/15/21

[NOTARY SEAL]



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Exhibit A

Legal Description

LOT 12 IN NEW CITY SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 28, 2018 AS DOCUMENT 1808744017, IN COOK COUNTY, ILLINOIS.

Address: 711-49 W. Schiller Street, Chicago, IL 60642

PIN: 17-04-112-071

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