

UNOFFICIAL COPY

Doc#: 2127334071 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/30/2021 10:10 AM Pg: 1 of 4

This Document Prepared By
and After Recording Return To:

Gavin Loughlin
Greenberg Traurig, P.A.
333 S.E. 2nd Avenue
Miami, FL 33131

PIN: 23-05-201-053-0000
Address: 8900 Archer Ave, Willow Springs, IL
60480

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S
USE ONLY

ASSIGNMENT OF MORTGAGE

For value received, the undersigned holder of the below described security instrument, KPI WILLOW GLEN, LLC (herein "Assignor"), does hereby grant, sell, assign, transfer and convey unto KPI REPO HOLDCO, LLC (herein "Assignee"), all of its right, title and interest in and to the following real estate documents encumbering the real property described on Exhibit A attached hereto, and all renewals, extensions and modifications thereto and all replacements or substitutions therefor (collectively, the "Mortgage"):

That certain Mortgage, Assignment of Rents and Leases, Security Agreement and Fixture Filing recorded on August 24, 2021 as Document No. 2123615023 in the Public Records of Cook County, Illinois.

TO HAVE AND TO HOLD the same unto Assignee, its successor and assigns, forever, subject only to terms and conditions of the above-described Mortgage.

UNOFFICIAL COPY

In WITNESS WHEREOF, the undersigned Assignor has executed this Assignment of Mortgage on this 29th day of September, 2021.

ASSIGNOR:

KPI WILLOW GLEN, LLC, a Delaware limited liability company

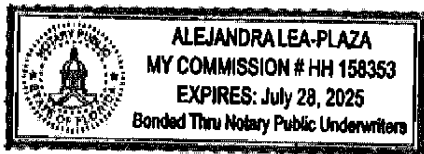
By: *Cristina Baldim*
Name: Cristina Baldim
Title: Authorized Officer

STATE OF FLORIDA)

) SS.

COUNTY OF MIAMI-DADE)

The foregoing instrument was acknowledged before me by means of (X) physical presence or () online notarization this 28 day of September, 2021, by Cristina Baldim as Authorized Officer of KPI WILLOW GLEN, LLC, a Delaware limited liability company, on behalf of the company. He/She (X) is personally known to me or () has produced a _____ driver's license as identification.



Alejandra Lea-Plaza

Signature of Notary Public
State of Florida

Alejandra Lea-Plaza
Print, Type or Stamp Commissioned Name of Notary Public

My Commission Expires: July 28, 2025

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK].

UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION

THAT PART OF LOTS 10, 11, 12, 13, 14, 15, 16, 17, 18, 19 AND 20 IN S.T. COOPER'S ADDITION TO WILLOW SPRINGS, BEING A SUBDIVISION IN THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 10, SAID CORNER LYING ON THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF THE CANADIAN NATIONAL RAILROAD; THENCE SOUTH 51 DEGREES 57 MINUTES 23 SECONDS EAST ALONG THE NORTHEASTERLY LINE OF SAID LOT 10, A DISTANCE OF 426.92 FEET TO THE NORTHWESTERLY RIGHT-OF-WAY OF SOUTH ARCHER AVENUE; THENCE SOUTHWESTERLY ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE, BEING AN ARC CONCAVE SOUTHEASTERLY WITH A RADIUS OF 4493.75 FEET AND A 65.48 FEET CHORD BEARING SOUTH 31 DEGREES 39 MINUTES 15 SECONDS WEST, AN ARC LENGTH OF 65.48 FEET; THENCE NORTHWESTERLY ON A CURVE CONCAVE SOUTHWESTERLY WITH A RADIUS OF 21.50 FEET AND A 10.52 FEET CHORD BEARING NORTH 37 DEGREES 47 MINUTES 20 SECONDS WEST, AN ARC LENGTH OF 10.63 FEET TO A POINT OF TANGENCY; THENCE NORTH 51 DEGREES 57 MINUTES 23 SECONDS WEST, A DISTANCE OF 36.04 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ON A CURVE CONCAVE NORTHEASTERLY WITH A RADIUS OF 103.50 FEET AND A 22.54 FEET CHORD BEARING NORTH 45 DEGREES 42 MINUTES 15 SECONDS WEST, AN ARC LENGTH OF 22.59 FEET TO A POINT OF TANGENCY; THENCE NORTH 39 DEGREES 27 MINUTES 07 SECONDS WEST, A DISTANCE OF 87.15 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ON A CURVE CONCAVE SOUTHWESTERLY WITH A RADIUS OF 70.50 FEET AND A 15.36 FEET CHORD BEARING NORTH 45 DEGREES 42 MINUTES 15 SECONDS WEST, AN ARC LENGTH OF 15.39 FEET TO A POINT OF TANGENCY; THENCE NORTH 51 DEGREES 57 MINUTES 23 SECONDS WEST, A DISTANCE OF 38.96 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ON A CURVE CONCAVE SOUTHWESTERLY WITH A RADIUS OF 16.50 FEET AND A 11.42 FEET CHORD BEARING NORTH 72 DEGREES 12 MINUTES 03 SECONDS WEST, AN ARC LENGTH OF 11.66 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE SOUTHWESTERLY ON A CURVE CONCAVE SOUTHEASTERLY WITH A RADIUS OF 111.99 FEET AND A 43.58 FEET CHORD BEARING SOUTH 19 DEGREES 05 MINUTES 59 SECONDS WEST, AN ARC LENGTH OF 43.86 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE SOUTHWESTERLY ON A CURVE CONCAVE NORTHWESTERLY WITH A RADIUS OF 188.95 FEET AND A 63.60 FEET CHORD BEARING SOUTH 17 DEGREES 38 MINUTES 47 SECONDS WEST, AN ARC LENGTH OF 63.91 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE SOUTHWESTERLY ON A CURVE CONCAVE NORTHWESTERLY WITH A RADIUS OF 184.37 FEET AND A 33.42 FEET CHORD BEARING SOUTH 32 DEGREES 24 MINUTES

UNOFFICIAL COPY

32 SECONDS WEST, AN ARC LENGTH OF 33.46 FEET; THENCE SOUTH 38 DEGREES 24 MINUTES 42 SECONDS WEST, A DISTANCE OF 5.52 FEET; THENCE SOUTH 40 DEGREES 09 MINUTES 13 SECONDS WEST, A DISTANCE OF 3.02 FEET; THENCE SOUTH 55 DEGREES 53 MINUTES 14 SECONDS EAST, A DISTANCE OF 9.89 FEET; THENCE SOUTH 33 DEGREES 56 MINUTES 13 SECONDS WEST, A DISTANCE OF 14.65 FEET; THENCE SOUTH 59 DEGREES 19 MINUTES 45 SECONDS EAST, A DISTANCE OF 56.09 FEET; THENCE SOUTH 08 DEGREES 49 MINUTES 06 SECONDS EAST, A DISTANCE OF 68.39 FEET; THENCE SOUTH 33 DEGREES 08 MINUTES 42 SECONDS EAST, A DISTANCE OF 32.60 FEET; THENCE SOUTH 57 DEGREES 43 MINUTES 20 SECONDS EAST, A DISTANCE OF 75.69 FEET TO SAID NORTHWESTERLY RIGHT-OF-WAY LINE OF SOUTH ARCHER AVENUE; THENCE SOUTHWESTERLY ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE, BEING AN ARC CONCAVE SOUTHEASTERLY WITH A RADIUS OF 220030.50 FEET AND A 464.05 FEET CHORD BEARING SOUTH 28 DEGREES 07 MINUTES 39 SECONDS WEST, AN ARC LENGTH OF 464.05 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE SOUTHWESTERLY ON A CURVE CONCAVE NORTHWESTERLY WITH A RADIUS OF 54153.50 FEET AND A 391.21 FEET CHORD BEARING SOUTH 31 DEGREES 28 MINUTES 34 SECONDS WEST, AN ARC LENGTH OF 391.21 FEET TO THE SOUTHEAST CORNER OF SAID LOT 20; THENCE NORTH 51 DEGREES 42 MINUTES 27 SECONDS WEST ALONG THE SOUTHWESTERLY LINE OF SAID LOT 20, A DISTANCE OF 590.35 FEET TO THE NORTHWEST CORNER OF SAID LOT 20, SAID CORNER LYING ON THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF THE CANADIAN NATIONAL RAILROAD; THENCE NORTH 38 DEGREES 17 MINUTES 05 SECONDS EAST ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY, A DISTANCE OF 1,098.61 FEET TO THE POINT OF BEGINNING.