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KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/08/2021 10:04 AM PG: 1 OF 3

ASSIGNMENT OF MORTGAGE

Byline Bank successor-by-merger to First Bank & Trust for itself and its successors and assigns, having an address at 180 North LaSalle Street, Suite 400, Chicago, Illinois 60601 ("Assignor"), the Mortgagee named in the Mortgage and assignment of rents described below, for and in consideration of the sum of TEN DOLLARS (\$10.00) lawful money of the United States of America, paid to it by Arete Investments Fund III, LLC, a Delaware limited liability company ("Assignee") the receipt of which is hereby acknowledged, and for other good and valuable consideration as described in that certain Loan Sale Agreement dated September 30, 2021 (the "Loan Sale Agreement") between Assignor and Assignee, has granted, bargained, sold, assigned, transferred and set over, and by these presents does grant, bargain, sell, assign, transfer and set over unto Assignee and without recourse, representations or warranties of any kind whatsoever except as specifically provided in the Loan Sale Agreement, all of the Assignor's right, title and interest in and to that certain Mortgage dated as of March 4, 2016, executed and granted by Annette Sereika and Mark J. Sereika in favor of First bank & Trust and recorded in the Cook County Recorder's Office on March 16, 2016 as Document No. 1607646037 and encumbering all that certain land and improvements legally described on Exhibit A attached hereto.

TO HAVE, HOLD, RECEIVE AND TAKE, all and singular the hereditaments and premises hereby and thereby granted, described and assigned, or mentioned and intended so to be, within the appurtenances, unto the Assignee to and for its proper use and benefit forever.

WITNESS the due execution hereof this 30th day of September, 2021.

Byline Bank successor-by-merger to First Bank & Trust

By: Courtney Moreno
Courtney Moreno

Its: Asset Manager

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STATE OF ILLINOIS)
)
 COUNTY OF COOK)

I, THE UNDERSIGNED, A Notary public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Courtney Moreno, as Asset Manager for Byline Bank successor-by-merger to First bank & Trust, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me to be the in person and acknowledged that she signed, sealed, and delivered the said instrument as Asset Manager for Byline Bank successor-by-merger to First Bank & Trust and as her free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal this September 30, 2021

Notary Seal



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EXHIBIT A

LEGAL DESCRIPTION

LOT 2 IN OWNER'S SUBDIVISION OF THE WEST 499.2 FEET OF THE EAST 1062.2 FEET OF LOT 7 IN ASSESSOR'S DIVISION (EXCEPT LINCOLN STREET) IN THE NORTHWEST $\frac{1}{4}$ OF THE SOUTHWEST $\frac{1}{4}$ OF FRACTIONAL SECTION 7, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, BEING THAT PART LYING WEST OF THE WESTERLY LINE OF SHERMAN AVENUE AS PROPOSED TO BE WIDENED TO WIDTH OF 100 FEET, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 1, 1907 IN THEN RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 3983183, IN COOK COUNTY, ILLINOIS

PIN No. 11-07-106-017-0000

Common Address: 837 Lincoln Street, Evanston, Illinois 60201

Prepared by and after recoding return to:

Randall & Kenig LLP
455 N. Cityfront Plaza Drive
NBC Tower
Suite 2510
Chicago, Illinois 60611
Attention: Scott H. Kenig, Esq.