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Doc#: 2205920327 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/28/2022 10:09 AM Pg: 1 of 5

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

**DBR INVESTMENTS CO. LIMITED, a Cayman Islands corporation
(Assignor)**

to

**GERMAN AMERICAN CAPITAL CORPORATION, a Maryland corporation
(Assignee)**

Effective as of October 7, 2021

Property Address(es): 901 Phoenix Lake Avenue, Streamwood, IL 60107
Parcel No(s): 06-25-209-007-0000
County of Cook
State of Illinois

DOCUMENT PREPARED BY AND WHEN RECORDED, RETURN TO:
McCoy & Orta, P.C.
100 North Broadway, 26th Floor
Oklahoma City, Oklahoma 73102
Telephone: 888-236-0007

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

Effective as of the 7th day of October, 2021, DBR INVESTMENTS CO. LIMITED, a Cayman Islands corporation, having an address at 60 Wall Street, 10th Floor, New York, New York 10005, ("Assignor"), as the holder of the instrument hereinafter described and for valuable consideration hereby endorses, assigns, sells, transfers and delivers to GERMAN AMERICAN CAPITAL CORPORATION, a Maryland corporation, having an address at 60 Wall Street, 10th Floor, New York, New York 10005, ("Assignee"), its successors, participants and assigns, without recourse or warranty, all right, title and interest of Assignor in and to that certain:

MORTGAGE, ASSIGNMENT OF LEASES AND RENTS, SECURITY AGREEMENT AND FIXTURE FILING made by IL 901 PHOENIX LAKE (DE) LLC, a Delaware limited liability company to MORGAN STANLEY BANK, N.A., a national banking association, CITI REAL ESTATE FUNDING INC., a New York corporation, DBR INVESTMENTS CO. LIMITED, a Cayman Islands corporation and GOLDMAN SACHS BANK USA, a New York state-chartered bank, dated as of September 17, 2021 and recorded on September 29, 2021, as Document Number 2127245057 in the Recorder's Office of Cook County, Illinois (as the same may have been amended, modified, restated, supplemented, renewed or extended), securing payment of note(s) of even date therewith, in the original principal amount of \$1,430,000,000.00, and creating a first lien on the property described in Exhibit A attached hereto and by this reference made a part hereof.

This assignment is limited to Assignor's interest in the above instrument.

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.

This instrument shall be binding upon and shall inure to the benefit of the parties hereto and their respective successors and assigns.

[SIGNATURE(S) ON THE FOLLOWING PAGE]

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29 IN WITNESS WHEREOF, the Assignor has caused this instrument to be executed this day of October, 2021.

DBR INVESTMENTS CO. LIMITED, a
Cayman Islands corporation

By:  _____

Name: Matt Smith

Title: Director

By:  _____

Name: Natalie Bramger

Title: Director

Property of Cook County Clerk's Office

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STATE OF NEW YORK

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COUNTY OF NEW YORK

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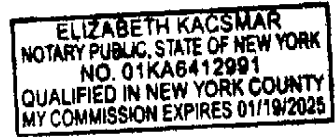
§

On the 29 day October, 2021, before me, the undersigned, a Notary Public in and for said state, personally appeared Matt Smith, as Director of DBR Investments Co. Limited, a Cayman Islands corporation, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her capacity, and that by his/her 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.

Elizabeth Kacsmar
Name of Notary Public

My Commission Expires: 1/19/2025



STATE OF NEW YORK

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COUNTY OF NEW YORK

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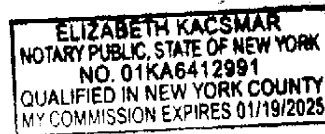
§

On the 29 day of October, 2021, before me, the undersigned, a Notary Public in and for said state, personally appeared Natalie Grainger, as Director of DBR Investments Co. Limited, a Cayman Islands corporation, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her capacity, and that by his/her 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.

Elizabeth Kacsmar
Name of Notary Public

My Commission Expires: 1/19/2025



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EXHIBIT A

LEGAL DESCRIPTION

Tract 3: 901 Phoenix Lake Avenue., Streamwood, IL, Tax ID 06-25-209-002-0000, Cook County

All of Lot 2 in Phoenix Lake Business Park, being a resubdivision of Outlots "A", "B" and "C" in the Streamwood Business Centre Subdivision Phase 2, being a subdivision in part of the Northeast 1/4 of Section 25, Township 41 North, Range 9, East of the third principal meridian, according to the plat thereof recorded December 19, 2001 as Document No. 0011204741 and Certificate of Correction recorded May 15, 2002 as Document No. 0020555190, in Cook County, Illinois.

APN: 06-25-209-002-0000