

# UNOFFICIAL COPY

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Karen A. Yarbrough  
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Date: 04/19/2022 01:26 PM Pg: 1 of 4



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

READYCAP COMMERCIAL, LLC, a Delaware limited liability company  
(Assignor)  
to

READYCAP WAREHOUSE FINANCING LLC, a Delaware limited liability company  
(Assignee)

Dated: April 7, 2022

Location: 6336 West Belmont  
Chicago, Illinois 60641

Tax Parcel ID: 13-20-328-012-0000

County: Cook

DOCUMENT PREPARED BY AND  
WHEN RECORDED, RETURN TO:

ReadyCap Commercial, LLC  
Attn: Melissa Perez  
1320 Greenway Drive, Suite 560  
Irving, TX 75038

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

**READYCAP COMMERCIAL, LLC**, a Delaware limited liability company, whose address is 1320 Greenway Drive, Suite 560, Irving, Texas 75038 ("**Assignor**"), as the holder of the instrument hereinafter described and for valuable consideration hereby endorses, assigns, sells, transfers and delivers to **READYCAP WAREHOUSE FINANCING LLC**, a Delaware limited liability company, having an address at 1320 Greenway Drive, Suite 560, Irving, Texas 75038, their successors, participants and assigns ("**Assignee**"), all right, title and interest of Assignor in and to that certain Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing from **MP NARRAGANSETT, LLC**, an Illinois limited liability company, for the benefit of Assignor dated April 7, 2022, and recorded in the official real estate records of Cook County, Illinois, in Book \_\_\_\_\_, Page \_\_\_\_\_ (as the same have heretofore been amended, modified, restated, supplemented, assigned, renewed or extended, the "**Mortgage**"), and creating a first lien on the property described in Exhibit A attached hereto and by this reference made a part hereof.

Together with any and all notes and obligations therein described, the debt and claims secured thereby and all sums of money due and to become due thereon, with interest provided for therein, and Assignor hereby irrevocably appoints Assignee hereunder its attorney to collect and receive such debt, and to foreclose, enforce and satisfy the foregoing the same as it might or could have done were these presents not executed, but at the cost and expense of Assignee.

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.

TO HAVE AND TO HOLD the Mortgage unto Assignee and to the successors and assigns of Assignee forever.

[SIGNATURE ON THE FOLLOWING PAGE]

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IN WITNESS WHEREOF, Assignor has caused this instrument to be executed by its duly authorized officer on the day and year first above written.

**ASSIGNOR:**

**READYCAP COMMERCIAL, LLC**, a Delaware limited liability company

By: *Melissa Perez*  
Name: Melissa Perez  
Title: Authorized Person

Property of Cook County Clerk's Office

**ACKNOWLEDGMENT**

State of Texas

ss.

County of Dallas

On March 24, 2022, before me, Jillian Tosh, a Notary Public in and for said County and State, personally appeared Melissa Perez, personally known to me or proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

*Jillian Tosh*  
[Notary Public]



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## Exhibit A

### DESCRIPTION OF PROPERTY

LOTS 99 AND 100 IN CHARLES BOOTH'S BELMONT AVENUE ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTH 10 ACRES OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 AND THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office