

# UNOFFICIAL COPY

Doc#. 2303308077 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 02/02/2023 02:24 PM Pg: 1 of 3

This Instrument Prepared By:  
PHH Mortgage Corporation  
c/o Potestivo & Associates, P.C.  
After Recording Return To:  
Potestivo & Associates, P.C.  
223 W. Jackson Blvd., Suite 610  
Chicago, IL 60606

## AFFIDAVIT OF MISSING ASSIGNMENT

STATE OF FLORIDA           §

COUNTY OF PALM BEACH

§

Before me, the undersigned authority, on this day personally appeared who after being duly sworn did depose and state as follows:

"I, Kelley Earle, a Senior Servicing Operations Specialist for PHH MORTGAGE CORPORATION SUCCESSOR BY MERGER TO OCWEN LOAN SERVICING, LLC, attorney in fact for New Century Mortgage Corporation. I am over the age of twenty-one years. I am of sound mind, capable of making this affidavit, and fully competent to testify as to the matters stated herein. I have personal knowledge of each of the matters stated within this affidavit."

"On or about 08/24/2005, Kevin D Fitzgerald and Kimberly A Fitzgerald, Husband and Wife, as Joint Tenants, executed a Mortgage in favor of US Lending Group, Inc., securing the amount of \$238,000.00, recorded 09/08/2005, in Document No. 0525102016 Cook County Recorder of Deeds Office"

"The property secured by the aforementioned Mortgage is commonly known as 3505 Cleveland Ave., Brookfield, IL 60513, and more particularly described as:

Lot 14 (Except the North 60 feet thereof) and the North 30 feet of Lot 13 in Block 6 in Portia Manor, being Frederick H. Bartlett's Subdivision of the South West Quarter of Section 34, Township 39 North, Range 12 East of the third principal meridian in Cook County, Illinois.

Parcel Id. No. 15-34-302-037

"Said Mortgage was subsequently transferred from US Lending Group, Inc. to New Century Mortgage Corporation as evidenced by the Corporation Assignment of Real Estate Mortgage attached as Exhibit A.

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"Through clerical error and oversight US Lending Group, Inc., failed to record the original Assignment of Mortgage from US Lending Group, Inc. to New Century Mortgage Corporation, or the Assignment is missing, misplaced or lost.

That US Lending Group, Inc. is no longer in business and no longer exists, and as a result, a replacement Assignment of Mortgage from US Lending Group, Inc. to New Century Mortgage Corporation, cannot reasonably be obtained.

"Ocwen Loan Servicing, LLC, attorney in fact for New Century Mortgage Corporation files this affidavit of record to evidence and memorialize the transfer of said Assignment of Mortgage."

"FURTHER AFFIANT SAYETH NOT."

Executed on this 20th day of January, 2023.

NEW CENTURY MORTGAGE CORPORATION BY PHH  
MORTGAGE CORPORATION SUCCESSOR BY  
MERGER TO OCWEN LOAN SERVICING, LLC ITS AT-  
TORNEY IN FACT

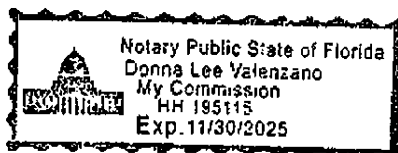



By: Kelley Earle

Title: Senior Servicing Operations Specialist

STATE OF FLORIDA §  
COUNTY OF PALM BEACH §

Before me, the undersigned authority, on this 20th day of January, 2023, did personally appear Kelley Earle, with PHH Mortgage Corporation Successor by Merger to Ocwen Loan Servicing, LLC, attorney in fact for New Century Mortgage Corporation known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that they have read this instrument, and that every statement contained therein is true and correct and of personal knowledge.



  
Donna Lee Valenzano  
Notary Public  
NOV 30 2025

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Exhibit A

Prepared By:

John M. Prencipe  
800 ROOSEVELT ROAD-BUILDING A,  
SUITE 2  
GLEN ELLYN, ILLINOIS 60137

and When Recorded Mail To

U.S. LENDING GROUP, INC.  
800 ROOSEVELT ROAD-BUILDING A,  
SUITE 208  
GLEN ELLYN, ILLINOIS 60137

SPACE ABOVE THIS LINE FOR RECORDER'S USE

# Corporation Assignment of Real Estate Mortgage

LOAN NO.: 1111

FOR VALUE RECEIVED the undersigned hereby grants, assigns and transfers to  
NEW CENTURY MORTGAGE CORPORATION

ONE PIERCE PLAZA #1200 W, ITASCA, ILLINOIS 60143

all the rights, title and interest of undersigned in and to that certain Real Estate Mortgage dated August 24, 2005  
executed by Kevin D. Fitzgerald and Kimberly A. Fitzgerald, husband and wife, as joint  
tenants

to U.S. LENDING GROUP, INC.

a corporation organized under the laws of THE STATE OF ILLINOIS  
and whose principal place of business is 800 ROOSEVELT ROAD-BUILDING A, SUITE 208  
GLEN ELLYN, ILLINOIS 60137

and recorded in Book/Volume No.

, page(s)

, as Document No.  
County Records,

State of ILLINOIS

described hereinafter as follows:

(See Reverse for Legal Description)

Commonly known as 3505 Cleveland Avenue, Brookfield, ILLINOIS 60513

TOGETHER with the note or notes therein described or referred to, the money due and to become due thereon with interest,  
and all rights accrued or to accrue under said Real Estate Mortgage.

STATE OF ILLINOIS  
COUNTY OF DUPAGE

U.S. LENDING GROUP, INC.

On August 29, 2005 before

(Date of Execution)

me, the undersigned a Notary Public in and for said  
County and State, personally appeared

JOHN PRENCIPE  
known to me to be the PRESIDENT

and N/A

known to me to be N/A

of the corporation herein which executed the within  
instrument, that the seal affixed to said instrument is the  
corporate seal of said corporation: that said instrument  
was signed and sealed on behalf of said corporation  
pursuant to its by-laws or a resolution of its Board of  
Directors and that he/she acknowledges said instrument to  
be the free act and deed of said corporation.

Notary Public Elizabeth Pluhar

DuPage County,

My Commission Expires 5/19/08

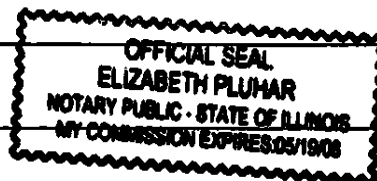
By:

Its:

By:

Its:

Witness:



(THIS AREA FOR OFFICIAL NOTARIAL SEAL)



24406-01  
(01/15/01)