

UNOFFICIAL COPY

When Recorded Return To:
Nationstar Mortgage LLC
2100 Alt. 19 North
Palm Harbor, FL 34683

Doc#: 2304655094 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/15/2023 11:48 AM Pg: 1 of 3

Loan Number 0599483203

AFFIDAVIT OF MISSING ASSIGNMENT

Kim Gentry

The undersigned _____, being duly sworn deposes and states as follows:

1. That I am a **Assistant Secretary** of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER ("Affiant") having its principal place of business at C/O NATIONSTAR MORTGAGE LLC, 8950 CYPRESS WATERS BLVD. COPPELL, TX 75019, an officer duly authorized to make this affidavit.
2. That I have personal knowledge of the facts set forth in this Affidavit including that of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER's business records kept in the course of its regularly conducted business activities. I have personal knowledge of NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER's procedures with respect to the safekeeping and retrieval of collateral documents and loans serviced or administered by NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER on behalf of various Mortgagees.
3. That Affiant is the servicer or attorney-in-fact for NATIONSTAR MORTGAGE, LLC ("Current Mortgagee"), who is the Mortgagee of a certain Mortgage (the "Mortgage") dated on 07/21/1989 made by MAURICE HICKS as Mortgagors to MARGARETTEN & COMPANY, INC. as Original Mortgagee, which Mortgage was recorded on 09/26/1989 in the Office of the Recorder of COOK County, in the State of IL, in Document # 89453951.

Modification: 03/18/2015 INSTR: 1507757167.

SEE EXHIBIT A ATTACHED

Parcel ID Number 25-08-116-002-0000

Property is more commonly known as: 9809 S THROOP ST, CHICAGO, IL 60645.

4. Based upon the records maintained in Affiant's system of record, the Current Mortgagee owns and holds said Mortgage as a result of sale and assignment thereof to the Current Mortgagee from a previous Mortgagee. The Current Mortgagee duly and properly acquired the Mortgage and has in its possession the Mortgage loan documentation pertaining to same.
5. That I have examined an abstract of the public records of said County and all known collateral documents in possession of the Affiant, and there appears to be a gap in the chain of assignments of said Mortgage from the Original Mortgagee to the Current Mortgagee. There is at least one assignment between HOMESIDE FUNDING CORPORATION, and AURORA COMMERCIAL CORP SUCCESSOR ENTITY BY MERGER TO AURORA BANK, FSB and perhaps others within this gap that do not appear of public record.
6. That I have concluded that such missing assignment(s) either were never completed or, if completed, were lost, misplaced or destroyed before the same could be placed of record.
7. That, based on my review of available records, including, where applicable, the chain of endorsements on the Note, securitization documents, the collateral file, or other records of the loan, this loan was indeed assigned from HOMESIDE FUNDING CORPORATION to AURORA COMMERCIAL CORP SUCCESSOR ENTITY BY MERGER TO AURORA BANK, FSB, and as such, an assignment should have been executed and recorded to indicate same.
8. That, after a diligent good faith attempt, I have concluded such assignment(s) cannot now be obtained. If a copy of one or more incomplete or otherwise unrecordable intervening assignment(s) are available, they are attached to this affidavit.

PAGE 1

NSBTA 435351156 AOM FOR LIEN RELEASE T262301-02:04:50 [C-2] LAAIL13



4 3 5 3 5 1 1 5 6

UNOFFICIAL COPY

Loan Number 0599483203

- 9. Based upon the records maintained in Affiant's system of record, the Current Mortgagee has not further assigned or transferred said Mortgage to any other party.
- 10. That this affidavit is made to induce the Recorder of said County to accept for recording this instrument, executed and acknowledged by the Affiant, in place of said lost, misplaced or destroyed assignment(s).
- 11. The Current Mortgagee agrees to indemnify and hold harmless the Recorder of said County from and against any cost or claims that may arise by reason of the acceptance and recording of this affidavit.

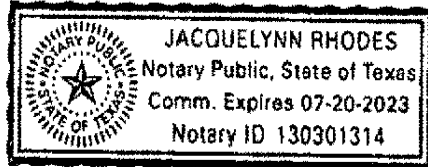
Dated on 2, 9, 2023 (MM/DD/YYYY)
 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER

Kim Gentry
 Kim Gentry
 Assistant Secretary

STATE OF Texas
 COUNTY OF DENTON

Sworn to and subscribed before me on 02, 09, 2023 (MM/DD/YYYY) by Kim Gentry

Jacquelyn Rhodes
 Jacquelyn Rhodes
 Notary Public - STATE OF Texas
 Commission expires:



Document Prepared By: Kim Gentry, Nationstar Mortgage LLC, 4000 Horizon Way, Irving, TX 75063 308-632-5154

PAGE 2

NSBTA 435351156 AOM FOR LIEN RELEASE T262301-02:04:50 [C-2] LAAIL13



Cook County Clerk's Office

UNOFFICIAL COPY

Loan Number 0599483203

'EXHIBIT A'

LOT 20 AND THE SOUTH 1/2 OF LOT 21 IN PLOTKE AND GROSBY'S RESUBDIVISION OF BLOCK 11 IN HILLIARD AND DOBBIN'S SUBDIVISION OF THAT PART OF BLOCKS 1 AND 2 OF THEIR FIRST ADDITION TO WASHINGTON HEIGHTS, LYING NORTH OF THE RIGHT OF WAY OF WASHINGTON HEIGHTS BRANCH RAILROAD, BEING THAT PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF SAID RAILROAD, IN COOK COUNTY, ILLINOIS.



Property of Cook County Clerk's Office