

# UNOFFICIAL COPY

Doc#: 2309429126 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/04/2023 11:25 AM Pg: 1 of 4

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

**READY CAPITAL MORTGAGE DEPOSITOR II, LLC**, a Delaware limited  
liability company  
(Assignor)

to

**READY CAPITAL SUBSIDIARY REIT II, LLC**, a Delaware limited liability  
company (Assignee)

Dated: As of February 7, 2023

Property Location: 6336 West Belmont  
Chicago, Illinois 6064  
County: Cook County

Parcel # 13-20-328-012-0000, 13-20-328-013-0000, 13-20-328-014-0000, 13-20-328-015-0000

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

**READY CAPITAL MORTGAGE DEPOSITOR II, LLC**, a Delaware limited liability company ("*Assignor*"), as the holder of the instrument hereinafter described and for valuable consideration hereby endorses, assigns, sells, transfers and delivers to **READY CAPITAL SUBSIDIARY REIT II, LLC**, a Delaware limited liability company, having an address at 1251 Avenue of the Americas, 50<sup>th</sup> Floor, New York, New York 10020, their successors, participants and assigns (collectively "*Assignee*"), all right, title and interest of Assignor in and to that certain Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing, by **MB NARRAGANSETT, LLC**, an Illinois limited liability company ("*Borrower*"), to **READYCAP COMMERCIAL, LLC**, a Delaware limited liability company ("*Original Lender*"), dated as of April 7, 2022, and recorded in the Official Records of Cook County, Illinois ("*Official Records*") on April 19, 2022, as document number 2210907195; as the same was assigned by Original Lender to **READYCAP WAREHOUSE FINANCING LLC**, a Delaware limited liability company ("*Initial Assignee*"), pursuant to that certain Assignment of Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing, dated as of April 7, 2022 and recorded in the Official Records on April 19, 2022, as document number 2210907197; as the same was assigned by Initial Assignee to Assignor, pursuant to that certain Assignment of Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing, dated as of December 6, 2022 and recorded in the Official Records on January 19, 2023, as document number 230191004 (as the same have heretofore been amended, modified, restated, supplemented, assigned, renewed or extended), 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 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 this Assignment of Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing unto Assignee and to the successors and assigns of Assignee forever.

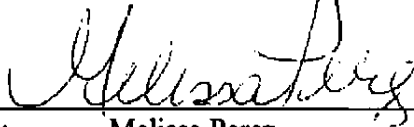
SIGNATURE ON THE FOLLOWING PAGE

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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:**

**READY CAPITAL MORTGAGE DEPOSITOR II, LLC,**  
a Delaware limited liability company

By:   
Name: Melissa Perez  
Title: Authorized Person

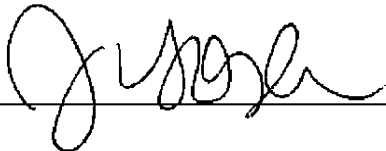
**ACKNOWLEDGMENT**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

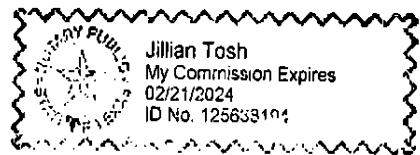
State of Texas            )  
  )ss.:  
County of Dallas        )

Before me, Jillian Tosh, on this day personally appeared Melissa Perez, known to me or proved to me on the basis of satisfactory evidence to be the person(s) whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

Given under my hand and seal of office this 10 day of January, 2023.

Signature 

(Seal)



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## EXHIBIT A

### Description of the 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