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Doc#: 2311547011 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/25/2023 09:57 AM Pg: 1 of 3

THIS INSTRUMENT PREPARED BY:

Lindsay Anderson
90 Discovery
Irvine, California 92618

WHEN RECORDED, RETURN TO:

Churchill Funding, LLC
1800 Camden Road, Suite 107-254
Charlotte, North Carolina 28203

Property ID No.: 16-01-203-021-0000

ASSIGNMENT OF MORTGAGE

For value received, Sphinx Capital, LLC, a Wyoming limited liability company, having an address at 30 North Gould Street Suite R, Sheridan, Wyoming 82801 ("Assignor"), hereby grants, assigns and transfers to Churchill Funding I LLC, a Delaware limited liability company, having an address of 1800 Camden Road, Suite 107-254, Charlotte, North Carolina 28203 ("Assignee"), all of the undersigned's beneficial interest in that certain Mortgage, Assignment of Leases and Rents, Fixture Filing, and Security Agreement in the amount of \$442,225.00 and dated October 12, 2021, executed by Siesta Three Inc., a Florida corporation ("Borrower"), as mortgagor, in favor of Sphinx Capital, LLC, a Wyoming limited liability company, as mortgagee, which was recorded on 10/20/2021 at Doc# 2129322020, in Cook County, IL (the "Mortgage"), against:

The real property located in the City of Chicago, County of Cook, State of Illinois, described as follows:

SEE EXHIBIT "A," ATTACHED HERETO AND MADE A PART HEREOF,

commonly known as 1503 N. Talman Ave, Chicago, Illinois 60622 (the "Mortgaged Property");
PIN: 16-01-203-021-0000

Together with the Note therein described or referred to, the money due and to become due with interest, and all rights to accrue under said Mortgage.

The undersigned Assignor has independently and contemporaneously assigned and transferred to Assignee, all of the Assignor's right, title and interest in and to the Secured Note which is secured by this Mortgage.

Dated: October 12, 2021

ASSIGNOR:

SPHINX CAPITAL, LLC, A WYOMING LIMITED LIABILITY COMPANY

By: Lance Stukkala
Name: Lance Stukkala
Title: Managing Partner

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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)

County of TRAVIS)

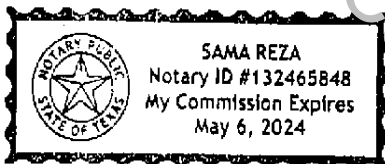
On October 14, 2021 before me, SAMA REZA, Notary Public
Date Here Insert Name of the Officer

Personally Appeared LANCE G. STUKALOFF
Name(s) of Signer(s)

who proved to me 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.

I certify under PENALTY OF PERJURY under the laws of the State of TEXAS that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature [Handwritten Signature]
Signature of Notary Public

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EXHIBIT A

**LOT 26 IN BLOCK 1 IN H.M. THOMPSON'S SUBDIVISION OF THE
NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP
39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN,
IN COOK COUNTY, ILLINOIS**

Pin#16-01-203-021-0000.

**Property Address
1503 North Halman Avenue
Chicago, IL 60622**

**Near North National Title
222 N. LaSalle
Chicago, IL 60601**

**Near North National Title
222 N. LaSalle
Chicago, IL 60601**