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Doc#: 2406718162 Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/7/2024 12:00 AM Pg: 1 of 4

THIS INSTRUMENT WAS PREPARED BY AND AFTER RECORDATION PLEASE RETURN TO:

Michael J. Palumbo, Esquire
Gingo Palumbo Law Group LLC
4700 Rockside Road, Suite 440, Independence, Ohio 44131
(216) 503-9512 / michael@gplawllc.com

ADDRESS 4726 West 12th Place, Cicero, Illinois 60804
PARCEL ID 16-22-100-028-0000
COUNTY Cook
LOAN ID 399460351

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

AMRES CORPORATION, a Pennsylvania corporation (the "Assignor"), having a principal place of business of 1 Neshaminy Interplex Drive, Suite 310, Trevose, Pennsylvania 19053, for value received, hereby sells, transfers, assigns, and conveys to REIGO SECURITIZATION SPONSOR 2021-1, LLC, a Delaware limited liability company (the "Assignee"), having a principal place of business of 1201 North Orange Street, Suite 7494, Wilmington, Delaware 19801, without recourse or warranty, express or implied, all of the Assignor's right, title and interest in that certain:

Commercial Mortgage, Security Agreement, Fixture Filing and Assignment of Leases and Rents (the "Mortgage") dated September 6, 2022, executed by Borrower/Mortgagor, **Maxwell Batiste Construction Company, Inc., an Illinois corporation**, delivered to Lender/Mortgagee, **AmRes Corporation, a Pennsylvania corporation**, and recorded on September 8, 2022 in the Office of the Clerk, Cook County, Illinois as Document 2225101262. The Mortgage refers to that certain lot, tract, parcel, or piece of ground described on Exhibit A attached hereto (the "**Property**") and secures that certain commercial loan in the original principal amount of \$300,400.00.

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TOGETHER with the promissory note(s) or obligation(s) described in said Mortgage(s), and the moneys due and to grow due thereon with the interest; TO HAVE AND TO HOLD the same unto the Assignee and to the successors, legal representatives and assigns of the Assignee forever.

The Assignor hereby represents and warrants that (i) Assignor is the sole legal and equitable owner and holder of the Assignor's interest in the Mortgage, (ii) Assignor has full power to sell, transfer and assign the same; (iii) Assignor has executed no release, discharge, satisfaction, extension, modification, cancellation, pledge or hypothecation thereof; (iv) Assignor has no claims against the borrower other than as set forth in the Mortgage, all of which claims are being assigned to the Assignee herein; (v) Assignor has no interest in the Mortgage other than the interest which is being assigned herein; and (vi) the outstanding principal amount of \$300,400.00 is now due and owing under the Mortgage.

This Assignment is made without recourse and without representation or warranty, express, implied, or by operation of law, of any kind and nature whatsoever by the Assignor.

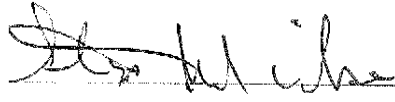
IN WITNESS WHEREOF, the Assignor, by and through the Assignor's authorized signatory, has executed this Assignment effective as of September 27, 2022.

[END OF PAGE - SIGNATURE PAGE TO FOLLOW]

Property of Cook County Clerk's Office

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ASSIGNOR:
AMRES CORPORATION,
a Pennsylvania corporation

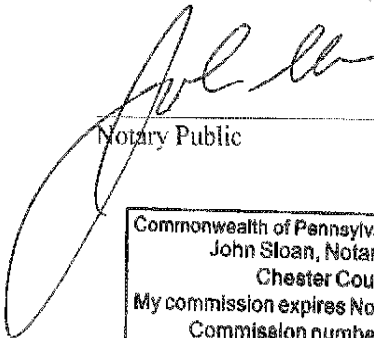

By: Stephen Mark Wilson
Its: CEO

NOTARIAL CERTIFICATE

STATE OF PA)
COUNTY OF Chester) SS:

On this 29 day of February, 2024, before me, the undersigned, personally appeared Stephen Mark Wilson (Name), personally known to me or proved to me on the basis of satisfactory evidence to be the individual(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 capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument, and that such individual made such appearance before the undersigned in the City of Thurndale, County of Chester, and State of PA.

Notary Public


Notary Public

Commonwealth of Pennsylvania - Notary Seal John Sloan, Notary Public Chester County My commission expires November 21, 2027 Commission number 1153977 Member, Pennsylvania Association of Notaries



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EXHIBIT A

LEGAL DESCRIPTION

Situated in the County of Cook, State of Illinois, to wit:

Lot 30 in Block 1 in Loeffler's Subdivision of the Northwest 1/4 of the Northwest 1/4 of the Northwest 1/4 of Section 22, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Address: 4726 West 12th Place, Cicero, Illinois 60804
Parcel ID: 16-22-100-028-0000

Property of Cook County Clerk's Office