

# UNOFFICIAL COPY

Doc#: 2410124179 Fee: \$107.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK'S OFFICE  
Date 4/10/2024 10:31 AM Pg: 1 of 4

^**ARIEL MARTINEZ**

PREPARED BY, AND AFTER RECORDING RETURN TO:

ASSET BASED LENDING, LLC

30 MONTGOMERY ST

STE 150

JERSEY CITY, NJ 07302

Space Above for Recorder's Use

## ASSIGNMENT OF MORTGAGE

FOR VALUE RECEIVED, the undersigned hereby grants, assigns and transfers to EF Mortgage LLC, whose address is 53 Forest Ave. Old Greenwich, CT 06870, all beneficial interest under that certain Mortgage, Assignment of Rents and Security Agreement dated 3/6/2024, executed by Simply Sell RE LLC, whose address is PO Box 5223 Oak Brook Illinois 60522, as mortgagor, and recorded on 03/14/2024 AS DOC # 2407428078

. of Official

records of the Office of the County Recorder of Cook County County, State of IL, describing land in said county as:

Legal description per **Exhibit "A"** attached hereto.

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Together with the note or notes therein described or referred to in the original amount of \$138,000.00, the money due and to become due thereon with interest, and all rights accrued or to accrue under said Mortgage.

Dated as of 3/22/2024.

**ASSIGNOR:**



**ABL RPC RESIDENTIAL CREDIT ACQUISITION LLC, a Delaware limited liability company**



By: 

Name: Adam Cohen

Title: Authorized Officer

(SEAL)

Witness (1)   
By:   
Name: Ralph Millien  
Address: 30 Montgomery St, Suite 150  
Jersey City, NJ 07302

Witness (2)   
By:   
Name: MAX HOLMAN  
Address: 30 Montgomery St, Suite 150  
Jersey City, NJ 07302

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State of New Jersey )  
County of Hudson ) ss.

On 3/22/2024, before me, Menachem D Feierman, Notary Public, personally appeared Adam Cohen,

- personally known to me - AND -
- proved to me on the basis of satisfactory evidence

to be the person(s) who executed the within instrument as **Authorized Officer** on behalf of **ABL RPC RESIDENTIAL CREDIT ACQUISITION LLC**, a Delaware limited liability company, the limited liability company therein named, and acknowledged to me that the limited liability company executed the same for the purposes therein stated.

WITNESS my hand and official seal.

MENACHEM D FEIERMAN
NOTARY PUBLIC
STATE OF NEW JERSEY
MY COMMISSION EXPIRES 10/3/2028

*Menachem D Feierman*  
Signature of Notary Public

Other Required Information (Printed Name of Notary, Residence, Title, etc.) Place Notary Seal and/or Any Stamp Above

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## LEGAL DESCRIPTION

### EXHIBIT "A"

File No.: PTC24-21060

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

UNIT AR3 R1 IN PARKSIDE ON THE GREEN CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: PART OF THE PARKHOMES OF PARKSIDE RESUBDIVISION AND THE ARBOR-HOMES OF PARKSIDE ON THE GREEN RESUBDIVISION, ALL IN SECTION 27, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN IN THE VILLAGE OF PALATINE, COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM MADE BY PDI DEVELOPMENT, INC. AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 88566712, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) AS AMENDED FROM TIME TO TIME.

Commonly known as 1260 S. Parkside Drive, Palatine, IL 60067  
Parcel ID(s): 02-27-111-117-1186,

Cook County Clerk's Office