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DEPT-01 RECORDING

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42585 & RC #-97-114295

ASSIGNMENT

COCK COUNTY RECORDER

This AdSIGNMENT is made as of the 17th day of December 1996, by and among the Depositor, the Owner Trustee and the Indenture Trustee, as defined below, with respect to the documents and instruments listed below as "Security Instruments":

LOAN NO.:

6516531

LOCATION:

Cook County, Illinois

DEPOSITOR:

IOHN HANCOCK MUTUAL LIFE INSURANCE COMPANY, having a mailing address of John Hancock Place, P. O. Box 111, Bosion, Massachusetts 02117 (referred to herein as

the "Depositor")

OWNER TRUSTEE:

THE BANK OF NEW YORK, having a mailing address at 101 Barclay Street, New York, New York 10286, as Owner Trustee of REIG Commercial Mortgage Funding Trust II

(referred to herein as the Owner Trustee")

INDENTURE TRUSTEE:

STATE STREET BANK AND TRUST COMPANY, having a mailing address at Two International Place, 5th Floor, Boston, Massachusetts 02110, as in Jenture Trustee under Indenture dated December 17, 1996, (referred to herein as

the "Indenture Trustee")

SECURITY INSTRUMENTS:

See Exhibit A attached hereto and made a part hereof.

KNOW ALL MEN BY THESE PRESENTS, that the Depositor, for value received, and in consideration of Ten (\$10.00) Dollars paid, does hereby assign, transfer and set over unto the Owner Trustee all of its right, title and interest in and to the Security Instruments, together with the note and claim secured thereby, to have and to hold the same unto the Owner Trustee, its successors and assigns. The Depositor does hereby make, constitute and appoint the Owner Trustee its true and lawful attorney, irrevocable, in Depositor's name or otherwise, to have, use and take all lawful ways and means for the recovery of the claim secured thereby; and in case of payment, to discharge the same as fully as the Depositor might or could do if these presents were not made.

Property of Coot County Clert's Office

FURTHERMORE, KNOW ALL MEN BY THESE PRESENTS, that the Owner Trustee, for value received, and in consideration of Ten (\$10.00) Dollars paid, does hereby assign, transfer and set over unto the Indenture Trustee all of its right, title and interest in and to the Security Instruments, together with the note and claim secured thereby, to have and to hold the same unto the Indenture Trustee, its successors and assigns. The Depositor does hereby make, constitute and appoint the Indenture Trustee its true and lawful attorney, irrevocable, in the Depositor's name or otherwise, to have, use, and to take all lawful ways and means for the recovery of the claim secured thereby; and in the case of payment, to discharge the same as fully as the Depositor might or could do if these presents were not made.

IN WITNESS WHEREOF, the parties have caused this Assignment to be executed as a sealed instrument.

Signed, sealed and delivered in the presence of:	JOHN HANCOCK MUTUAL LIFE INSURANCE COMPANY
Arlene J. Lewis	By: Michael Mannix, Spoond Vice President
Samuel M. Wainwright	Barry P. Sanborn, Assistant Secretary
Signed, sealed and delivered in the presence of:	THE BANK OF NEW YORK, as Owner Trustee of REIG Commercial Mortgage Funding Trust II
	By: JONATHAN S. CHAYES Assistant Treasurer
	
COMMONWEALTH OF MASSACHUSETT	
COUNTY OF SUFFOLK	,)

On this 11th day of December, 1996, before me, the undersigned, a Notary Public in and for said Commonwealth, residing therein, duly commissioned and sworn, personally appeared W. Michael Mannix and Barry P. Sanborn, to me personally known, who by me duly sworn, did say that they are a Second Vice President and Assistant Secretary of John Hancock Mutual Life Insurance Company, that the seal affixed to the foregoing instrument in the corporate seal of said corporation, and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors and as the free act and deed of said corporation.

Property of Cook County Clerk's Office

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in said County on the date first above written.

Carol A. Bourque, Notary Public

My commission expires: February 13, 1998

COMMONWEALTH OF MASSACHUSETTS
COUNTY OF SUFFOLK

On this /3 day of December, 1996, before me, the undersigned, a Notary Public in and for said Commonwealth, residing therein, duly commissioned and sworn, personally appeared to me personally known, who by me duly sworn, did say that they are the house of THE BANK OF NEW YORK, the corporation acting as Trustee of REIG Commercial Mortgage Funding Trust II, the Assignor executing the above instrument; and that they signed their name thereto on behalf of said corporation in its capacity as such Trustee, by order of the Board of Directors of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in said County on the date first above written.

Notary Public

My commission expires:

JEANNE CRONIN WATSON NOTARY PUBLIC COMMONWEATH OF MASSACHISETTS MY COMMISSION EXPRES DEC. 20, 2002

This instrument was prepared by and after recording should be returned to:

John Hancock Mutual Life Insurance Company Attention: Mary Ann Fordham, T-52 John Hancock Place

P. O. Box 111 Boston, MA 02117

Exhibit A

SECURITY INSTRUMENTS:

Mortgage, Security Agreement and Financing Statement by and between Cole Taylor Bank (Trust No. 934188) and the Depositor dated September 1, 1995, and recorded in the Office of the Clerk of Cook County, Illinois, on October 20, 1995, in Book T0012, Page 4409, as Document No. 95-717031.

Assignment of Leases and Rents dated September 1, 1995, recorded in said records on October 20, 1995, in T 0012, Page 4410, as Document No. 95-717032.

See Exhibit B attacked hereto and made a part hereof for the property address and a more particular description of the property.

9711A295

EXHIBIT "B" Loan No. 6516531

1800 North Clybourn Avenue Chicago, IL

LOTS 1 TO 6 AND 21 TO 26, ALL INCLUSIVE, IN BLOCK 6 IN THE SUBDIVISION OF LOTS 1 AND 2 OF BLOCK 8 IN SHEFFIELD'S ADDITION TO CHICAGO, SITUATED IN THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2

LOTS 4, 5, 6 7, 8, 9 AND THAT PART OF LOT 3 LYING NORTH AND NORTHWESTERLY OF A LINE DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE WEST LINE OF SHEFFIELD AVENUE, 244.47 FEET SOUTH OF THE INTERSECTION OF SAID WEST LINE OF SHEFFIELD AVENUE THENCE WEST AT RIGHT ANGLES TO SAID WEST LINE OF SHEFFIELD AVENUE 81.58 FEET MORE OR LESS TO ITS INTERSECTION WITH A LINE DRAWN PARALLEL TO AND 164.47 FEET SOUTHEASTERLY OF THE SOUTHEASTERLY LINE OF WILLOW STREET AS NOW OCCUPIED; THENCE SOUTHWESTERLY ALONG SAID PARALLEL LINE 91.71 FEET MORE OR LESS TO ITS INTERSECTION WITH THE NORTHEASTERLY LINE OF MARCEY STREET; ALL IN BLOCK 9 IN THE SUBDIVISION OF LOTS 1 AND 2 IN BLOCK 8 IN SHIPPTELD'S ADDITION TO CHICAGO IN THE SOUTH 1/2 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

STREET ADDRESS: 1800 NORTH CLYBOURN AVENUE

CHICAGO, ILLINOIS

P.I.N.s 14-32-418-002

14-32-418-004

14-32-420-001

14-32-420-003

14-32-420-004

SOOR THE COOK COOK PLEASE RETURN TO: FIRST AMERICAN TITLE INSURANCE OF WEARY ONE PROPOCAL CENTER 150 FLOOR Clart's Office 2051CN, YA 02111