

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

2014 018274

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2014 MAR 31 PM 1:27

Renovo Financial Loan Fund, L.L.C.
222 West Adams, STE 1980
Chicago, IL 60606
Attention: Kevin Werner

MICHAEL J. BROWN
RECORDER

PIN: 45-07-18-376-012.000-027

Common Address: 8049 Tapper Ave
Munster IN 46321

ASSIGNMENT OF MORTGAGE AND LOAN DOCUMENTS

THIS ASSIGNMENT OF MORTGAGE AND LOAN DOCUMENTS (this "Assignment"), effective as of March 31, 2014, from Renovo Financial Loan Fund, L.L.C., a Delaware limited liability company, whose address is 222 W. Adams Street, Suite 1980, Chicago, Illinois 60606 (the "Assignor"), to RFLF 1, LLC, a Delaware limited liability company, whose address is 222 W. Adams Street, Suite 1980, Chicago, Illinois 60606 (the "Assignee").

Document is NOT OFFICIAL! This Document is the property of the Lake County Recorder!

RECITALS

WHEREAS, Heflin Properties, LLC a Utah Limited Liability Company (the "Debtor"), executed that certain Assignment of Mortgage and Loan Documents (the "Mortgage"), dated as of February 27, 2014, and recorded in Lake County, Indiana, as Document Number 2014012052 in connection with a loan from Assignor to Debtor, to secure payment of an aggregate amount of \$115,000.00 according to the terms and provisions of that certain Promissory Note dated February 27, 2014, in the original principal amount of \$115,000.00 (as amended, supplemented, extended, restated, replaced or otherwise modified from time to time, collectively, the "Note").

WHEREAS, pursuant to that certain Contribution Agreement dated as of the date hereof, between Assignor and Assignee (the "Contribution Agreement"), among other things, Assignor and Assignee agreed to vest in Assignee good title to certain loans made by Assignor set forth on Schedule 1 attached to the Contribution Agreement by having Assignor execute and deliver to Assignee in connection with each such loan, an Allonge to Promissory Note and an Assignment of Mortgage and Loan Documents.

WHEREAS, the loan from Assignor to Debtor evidenced by the Note and the Mortgage are included on Schedule 1 to the Contribution Agreement.

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WHEREAS, the Note is being endorsed by Assignor to Assignee pursuant to that certain Allonge to Promissory Note dated as of the date hereof, from Assignor and Assignee.

WHEREAS, Assignor desires to assign to Assignee the Mortgage and all other documents executed by Debtor in connection with the Note pursuant to the terms of this Assignment.

NOW THEREFORE, for value received, the sufficiency of which is hereby acknowledged, Assignor hereby assigns unto Assignee the Mortgage and all other documents executed by Debtor in connection with the Note, together with all sums now owing or that may hereafter become due or owing in respect thereof, and the full benefit of all powers, covenants and provisos therein contained. The Mortgage encumbers that certain property situated in the County of Lake, State of Indiana, more particularly described in Exhibit A attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD, the Mortgage and the property therein and hereinafter described, unto Assignee forever, subject to the terms and conditions thereof.

This Assignment and the covenants herein shall inure to the benefit of and extend to and be binding upon the successors and assigns of the respective parties hereto.

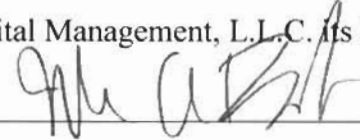
[Signature Page Follows]



IN WITNESS WHEREOF, Assignor has executed this Assignment of Mortgage and Loan Documents as of the day and year first above written.

RENOVO FINANCIAL LOAN FUND, L.L.C. ,
a Delaware limited liability company

By: RF Capital Management, L.L.C. its Manager

By: 
Name: _____
Title: Member

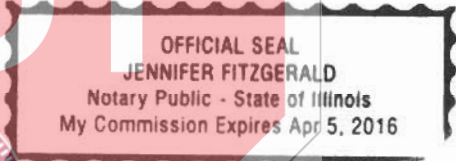
STATE OF ILLINOIS)
) S.S.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that Mark Radzik, personally known to me to be a Member of RF Capital Management, L.L.C., the Manager of RENOVO FINANCIAL LOAN FUND, L.L.C., whose name is subscribed to the foregoing ASSIGNMENT OF MORTGAGE AND LOAN DOCUMENTS, appeared before me this day in person, and acknowledged that he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act of the limited liability company, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 31 day of March, 2014.


Notary Public

[signature page to Assignment of Mortgage]



**EXHIBIT A
PROPERTY - LEGAL DESCRIPTION**

[Legal Description Attached]

PIN No.: 45-07-18-376-012.000-027

Common Address: 8049 Tapper Ave
Munster IN 46321



EXHIBIT A

(Legal Description)

Lot 19 in Lawrence Mondaldi's Eighth Addition to Munster, as per plat thereof, recorded in Plat book 31, page 29, in the Office of the Recorder of Lake County, Indiana. (Parcel 1)

Commonly known as 8049 Tapper Avenue, Munster, IN 46321

Lot 2179 in Second Addition to Salt Creek Valley Commons, as per plat thereof, recorded in Plat File 11-A-5, in the Office of the Recorder of Porter County, Indiana. (Parcel 2)

Commonly known as 412 Sassafras Drive, Valparaiso, IN 46385

