

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

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2015 023092

2015 APR 17 AM 8:34

TD REO Fund, LLC  
23046 Avenida De La Carlota Suite 150  
Laguna Hills, CA 92653

MICHAEL B. BROWN  
RECORDER

Document is  
**NOT OFFICIAL!**

This Document is the property of  
the Lake County Recorder!

ABSOLUTE ASSIGNMENT OF  
PROMISSORY NOTE AND MORTGAGE

**ASSIGNOR:**

Loren Robinson

**ASSIGNEE:**

TD REO Fund, LLC

**Legal Description:**

See attached Exhibit A

**Assessor's Tax Parcel ID#:**

45-05-32-328-027.000-004

**Reference Numbers of Related Documents:**

2013 093443

THIS ABSOLUTE ASSIGNMENT OF PROMISSORY NOTE AND MORTGAGE ("Assignment") is made this 10th day of December, 2014, by and between Loren Robinson, whose address is 4404 S Adams Rd, Spokane Valley, WA 99213 ("Assignor") and TD REO Fund, LLC whose address is 23046 Avenida De La Carlota Suite 150 Laguna Hills, CA 92653 ("Assignee").

**RECITALS**

Pursuant to that certain promissory note dated December 20th, 2013 ("Note") executed by Caulkin's Family Partnership LLC ("Borrower") in favor of Assignor, its successors and assigns and in the original principal amount of Thirty Three Thousand Five Hundred and No/100 Dollars (\$33,500.00) (the "Loan").

The Note is secured by that certain Mortgage Assignment of Rents, Security Agreement and Fixture Financing Statement, dated the same date, and recorded on December 23rd, 2013 of the real property records of Lake County, IN ("Security Instrument").

The Loan, in addition to be evidenced by the Note and Security Instrument, is further evidenced by a borrower agreement, a guaranty, a loan purpose and use affidavit, a compliance agreement, and such other documents evidencing, securing, or pertaining to the Loan and any amendment and modification to any of the foregoing (collectively, all other documents evidencing,

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securing, or pertaining to the Loan shall be collectively referred to herein as the "Loan Documents").

Assignor desires to grant, assign, sell, convey, transfer and set over all of Assignor's right, title, and interest in and to the Note, Security Instrument, and Loan Documents together with all monies now owing or that may hereafter become due under the Note, Security Instrument or Loan Documents, to Assignee and Assignee desires to accept and assume from Assignor all of Assignors right, title, and interest in and to the Note, Security Instrument, and Loan Documents together with all monies now owing or that may hereafter become due under the Note, Security Instrument, and Loan Documents.

### ASSIGNMENT

NOW, THEREFORE, GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, the Assignor grants, assigns, sells, conveys, transfers, and sets over to Assignee all of Assignor's right, title, and interest in and to the Note, Security Instrument, and all other Loan Documents together with all monies now owing or that may hereafter become due under the Loan Documents.

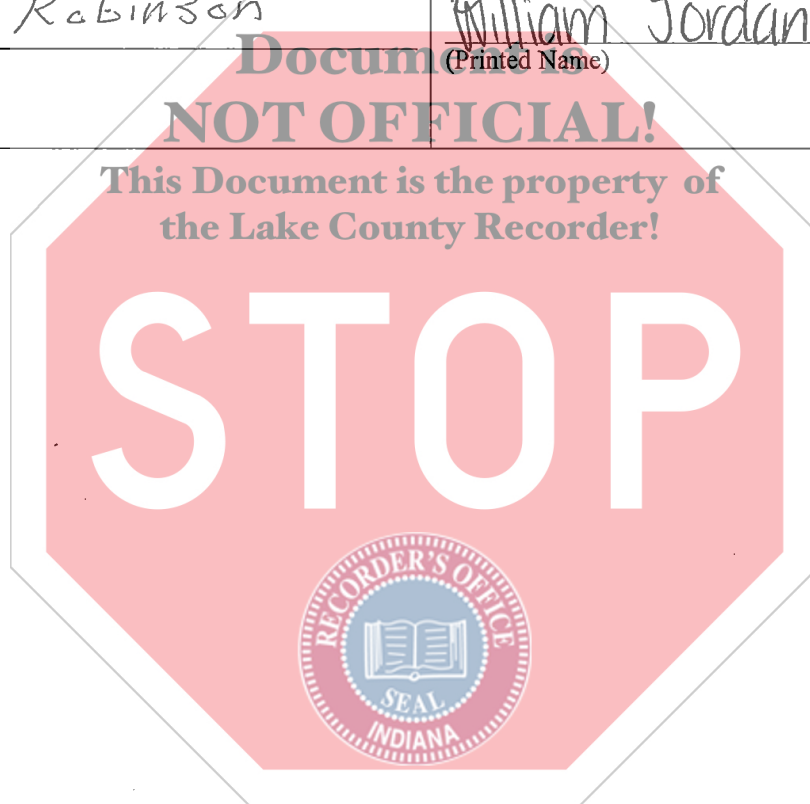
TO HAVE AND TO HOLD, the same with all of the rights, privileges, and appurtenances thereto belonging unto the Assignee, its successors and assigns, forever.

1. **Consideration.** As consideration for this Assignment, Assignee shall pay over to Assignor Thirty Three Thousand Five Hundred and No/100 Dollars (\$33,500.00). The consideration shall be paid prior to the recording of this Assignment.
2. **Delivery of Original Documents.** Concurrently with the execution of this Assignment, Assignor shall deliver to Assignee the following: (i) original, executed Note; (ii) original, executed, and recorded Security Instrument; and (iii) original, executed Loan Documents. Assignor shall also delivery all other documents so requested by Assignee.
3. **Without Recourse.** This assignment is given and received on the express understanding that no recourse whatever shall ever be had to Assignor or Assignor's successors, assigns, heirs or personal representatives.
4. **Recording; Recording Fees.** Assignee shall be responsible for the recording of this Assignment together with the costs and expenses of such recording.
5. **Assignment of Note.** The Note is hereby absolutely assigned to, and the lender is hereby amended to be, and the Note is now payable to the order of Assignee and its successors and assigns. Except as set forth herein, the Note remains unchanged and in full force and effect. This Assignment is to be attached to and made a part of the Note.
6. **Assignment of Security Instrument.** The Security Instrument is hereby absolutely assigned to, and the lender is hereby amended to be, and the rights and obligations of lender under the Security Instrument are hereby transferred to, Assignee and its successors and assigns. Except as set forth herein, the Security Instrument remains unchanged and in full force and effect.

7. **Assignment of Loan Documents.** The Loan Documents are hereby absolutely assigned to, and the lender is hereby amended to be, and the rights and obligations of lender under the Loan Documents are hereby transferred to, Assignee and its successors and assigns. Except as set forth herein, the Loan Documents remains unchanged and in full force and effect.

IN WITNESS WHEREOF, this Assignment has been executed by the parties as of the date written above.

<b>ASSIGNOR:</b> <i>Loren Robinson</i>	<b>ASSIGNEE:</b> <i>[Signature]</i>
(Signature)	(Signature)
Loren Robinson	William Jordan
(Printed Name)	(Printed Name)



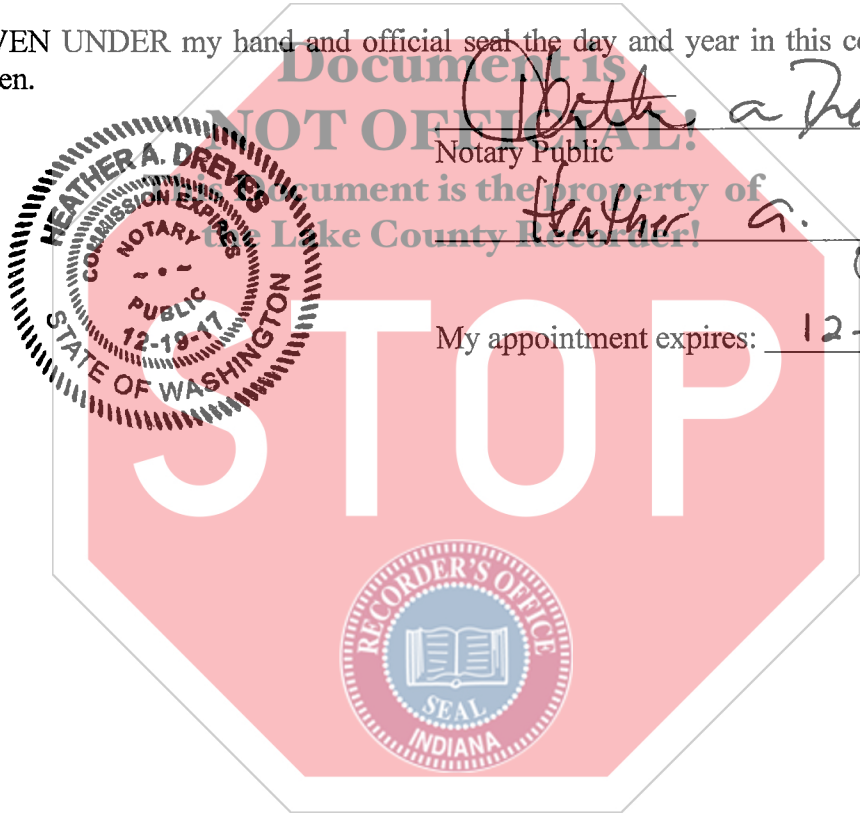
Assignor

STATE OF Washington )

County of Spokane )  
: SS

On this 11 day of December, 2014, personally appeared before me Loren Robinson, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he/she signed the same as his / her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN UNDER my hand and official seal the day and year in this certificate first above written.



Heather A. Drees  
Notary Public (Signature)

Heather A. Drees  
(Print Name)

My appointment expires: 12-19-17

# ACKNOWLEDGMENT

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 California  
County of Orange

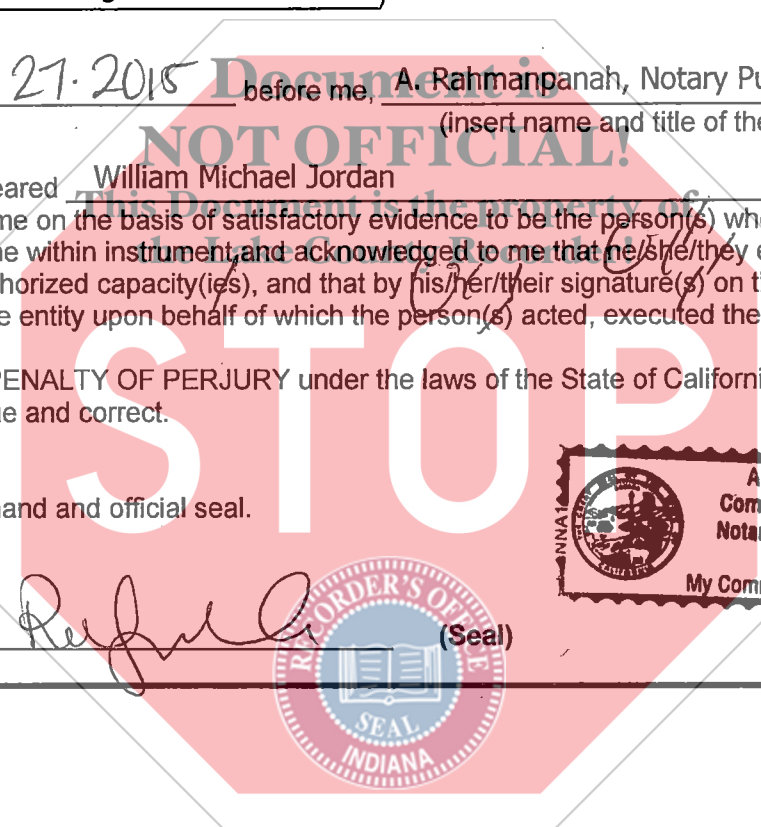
On March 27 2015 before me, A. Rahmanpanah, Notary Public  
(insert name and title of the officer)

personally appeared William Michael Jordan  
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 California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature A. Rahmanpanah (Seal)



**EXHIBIT A  
LEGAL DESCRIPTION**

**Property Address:** 314 N Miami St  
Gary, IN 46403

**Legal Description:**

Lot 15, except the North 15 feet thereof by parallel lines, and Lot 16, except the South 5 feet thereof by parallel lines, in Block F in Gary Beach 2nd Subdivision, in the City of Gary, as per plat thereof, recorded in Plat book 21 page 58, in the Office of the Recorder of Lake County, Indiana.

**Tax Parcel #:** 45-05-32-328-027000-004

