


PREPARED BY AND RETURN TO:  
Schwartz & Roman PLLC  
Raphael J. Roman, Esquire  
P.O. Box 799  
Durham, New Hampshire 03824-0799


  
20150427000136650 1/1 \$15.00  
Shelby Cnty Judge of Probate, AL  
04/27/2015 02:29:37 PM FILED/CERT

## ASSIGNMENT OF MORTGAGE AND ASSIGNMENT OF LEASES AND RENTS

TO SECURE ALL OF THE OBLIGATIONS EVIDENCED BY ITS DEBENTURES in the amount of **\$515,000.00** to be issued for sale in connection with the U.S. Small Business Administration's authorization for a loan guarantee, Loan No. **70790350-04** and in consideration therefore, the FLORIDA BUSINESS DEVELOPMENT CORPORATION d/b/a ALABAMA SMALL BUSINESS CAPITAL located at 6801 Lake Worth Road, Room 209, Lake Worth, Florida 33467, holder of a certain Note, Mortgage and Assignment of Leases and Rents from **Zander Realty, LLC**, dated October 28, 2014, the Mortgage recorded at instrument number 20141104000347440, and the Assignment of Leases and Rents recorded at instrument number 20141104000347450 in the Office of Judge of Probate of Shelby County, Alabama, HEREBY ASSIGNS to the U.S. Small Business Administration, located at 801 Tom Martin Drive, Suite #201, Birmingham, AL 35211, the above mentioned Mortgage and Assignment of Leases and Rents.

Dated this 13<sup>th</sup> day of APRIL, 2015.

### FLORIDA BUSINESS DEVELOPMENT CORPORATION

  
\_\_\_\_\_  
Witness

By:   
\_\_\_\_\_  
William G. Bates IV, Vice President

STATE OF NEW HAMPSHIRE  
COUNTY OF STRAFFORD

BEFORE ME, the undersigned authority duly authorized to take oaths and acknowledgments personally appeared William G. Bates IV, Vice President of Florida Business Development Corporation. They are personally known to me and acknowledged to and before me that they executed said instrument for the purposes therein contained on behalf of Florida Business Development Corporation.

WITNESS my hand and official seal in the County and State last aforesaid this 13<sup>th</sup> day of APRIL, 2015.

  
\_\_\_\_\_  
Justice of the Peace/Notary Public/State of New Hampshire

File Reference: Southeastern Temperature Controls, Inc.  
Property Address: 320 Applegate Lane, Pelham, Alabama 35124

SCHWARTZ AND ROMAN PLLC  
P O BOX 799  
DURHAM, NH 03824

