

THIS IS NOT A  
CERTIFIED COPY

RECORD & RETURN TO:  
Law Office of Marshall C. Watson  
1800 NW 49<sup>th</sup> Street, Suite 120  
Fort Lauderdale, Florida 33309  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052

ASSIGNMENT OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS:

**THAT MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INCORPORATED, ACTING SOLELY AS NOMINEE FOR FIRST MAGNUS FINANCIAL CORPORATION, AN ARIZONA CORPORATION** residing or located at 1595 Springhill Road, # 310 Vienna, VA 22182 herein designated as the assignor, for and in consideration of the sum of \$1.00 Dollar and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell, assign, transfer and set over unto **JP MORGAN CHASE BANK, NATIONAL ASSOCIATION** residing or located at: 1111 Polaris PKWY, Columbus, OH 43240 herein designated as the assignee, the mortgage executed by GALO R. MOSQUERA A/K/A GALO MOSQUERA AND MARIA C. MOSQUERA A/K/A MARIA MOSQUERA recorded July 13, 2007 in Hillsborough County, Florida at **BOOK 17938 and PAGE 280** encumbering the property more particularly described as follows:

**LOT 163, BLOCK 8, TIMBERLANE SUBDIVISION UNIT NO. 6, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PALT BOOK 54, PAGGE 28, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.**

Together with the note and each and every other obligation described in said mortgage and the money due and to become due thereon

TO HAVE AND TO HOLD the same unto the said assignee, its successors and assigns forever, but without recourse on the undersigned.

*In Witness Whereof*, the said Assignor has hereunto set his hand and seal or caused these presents to be signed by its attorney in fact and its corporate seal to be hereto affixed this 27<sup>th</sup> day of FEBRUARY, 2009.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INCORPORATED, ACTING SOLELY AS NOMINEE FOR FIRST MAGNUS FINANCIAL CORPORATION, AN ARIZONA CORPORATION

ATTEST: Barbara Hindman  
PRINT NAME: Barbara Hindman

Signed in the presence of:

WITNESS: Nina C. Minoz  
Print Name: Nina C. Minoz

WITNESS: Enso Ustovic  
Print Name: Enso Ustovic

STATE OF Florida

COUNTY OF Duval

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the aforesaid county and state, on this the 27<sup>th</sup> day of FEBRUARY, 2009, within my jurisdiction, the within named who acknowledged to me that (s)he is Barbara Hindman and who are personally known to me or has provided HERSELF as identification, that for and on behalf of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INCORPORATED, ACTING SOLELY AS NOMINEE FOR FIRST MAGNUS FINANCIAL CORPORATION, AN ARIZONA CORPORATION** and as its act and deed (s)he executed the above and foregoing instrument, after first having been duly authorized by **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INCORPORATED, ACTING SOLELY AS NOMINEE FOR FIRST MAGNUS FINANCIAL CORPORATION, AN ARIZONA CORPORATION** to do so.

WITNESS my hand and official seal in the County and State last aforesaid this 27 day of FEBRUARY, 2009.

Yolanda Staffon  
NOTARY PUBLIC

