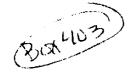
of the



UNOFFICIAL COPY

Assignment of Rents

Loun No. 01-69494-35

(Individual, Corporation, and Corporate Land Trustee)

| | | | | the undersigned, |
|--------|----------|-------|-------------|------------------|
| RUTH | A. RUMCZ | CLNAS | HUSPAND | AND WIFE * |
| of the | CITY | of | - PARK, KID | GI. County of |

JAMES S. RUMOZIKAS /W/A Ruth Welzen

ILLINOTS ...

in order to secure an indebtedness of

ONE HUNDRED FIFTY-FOUR THOUSAND AND NO ZEOO

154900.00 Dollars (\$

), executed a mortgage of even date herewith, mortgaging to

CRAGIN FEDERAL BANK FOR SAVINGS

hereinafter referred to as the Mortgagee, the following described real estate

TOT 44 IN BLOCK 13 EN CLYDOURN AVENUE ADDITION TO LAKE VIEW AND CHICAGO. IN THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, GANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY INJUN AS: 3144 N. OAKLEY, CHTCAGO, TL 60618 PERMANENT TROUX NO. 14-30 100-013

02080503

COMMONLY KNOWN AS 3144 N. UAKLEY, CHICAGO, ILLINDIS 60618

and, whereas, said Mortgagee is the hylder of said mortgage and the note secured thereby:

NOW. THEREFORE, in order to carther secure said indebtedness, and as a part of the consideration of said transaction, the undersigned hereby assign—transfer—and set—over unto said Mortgagee, and/or its successors and assigns, all the rents now due or which may hereafter become due under or by virtue of any lense, either oral or written, or any letting of, or any agreement for the use or occupancy of any part of the premise, herein described, which may have been heretofore or may be hereafter made or agreed to, or which may be made or agreed to by the Martinagee under the power herein granted, it being the intention hereby to establish an absolute transfer and assignment of all such cases and agreements and all the avails hereunder unto the Mortgagee and especially those certain leases and agreements now existing "19" ,, the property hereinabove described.

The undersigned, do hereby irrevocably applied the Mortgagee the agent of the undersigned for the management of said property, and do hereby authorize the Mortgage to let and relet said premises or any part thereof, according to its own discretion, and to bring or defend any suits in connection with said premises in its own name or in the name(s) of the undersigned, as it may consider expedient, and to make such repairs to the premises as it may deem proper or advisable, and to do anything in and about oaid premises that the undersigned might do, hereby ratifying and confirming anything and everything that the Mortgagee may do

It is understond and agreed that the Mortgagee shall have 'me power to use and apply said avails, issues and profits toward the payment of any present or future indebtedness or liability of the endersigned to the Mortgagee, due or to become due, or that may bereafter be contracted, and also toward the payment of all expenses for the care and management of said premises, including taxes, insurance, assessments, usual and customary commissions to a real state broker for leasing said premises and collecting rents and the expense for such attorneys, agents and servants as may reasonably be necessary.

It is further understood and agreed, that in the event of the exercise if this assignment, the undersigned will pay rent for the premises occupied by the undersigned at the prevailing rate per month be each room, and a failure on the part of the undersigned to promptly pay said cent on the list day of each and every month shell, in and of itself constitute a loreible entry and detainer and the Mortgages may in its own name and without any notice or fermind, realistain an action of forcible entry and detainer and obtain possession of said premises. This assignment and power of attories shall be binding upon and inure to the benefit of the heirs, executors, administrators, successors and assigns of the parties agrees and shall be construed as a Covenant running with the land, and shall continue in full force and effect until all of the inder of actions a shall be trained to the undersigned to the said Mörtgagee shall have been fully paid, at which time this assignment and power of activity y shall terminate.

It is understood and agreed that the Mortgagee will not exercise its rights under min Assignment until after default in any payment secured by the mortgage or after a breach of any of its covenants.

The failure of the Martgagee to exercise any right which it might exercise hereunder in it not be deemed a waiver by the Mortgagee of its right of exercise thereafter

IN WITNESS WHEREOF, this assignment of rents is executed, scaled and delivered this

03080203 day of RUTH A. RUMCZIKAS PK A RUM WELZEN (SEAL) AMES S. (SEAL) (SEAL)

STATE OF COUNTY OF

1. the undersigned, a Notary Public in

JAMES S. RUMCZIKAS and and for said County, in the State aforesaid, DO HEREHY CERTIFY THAT JAMES S. R. RUTH A. RUMEZIKAS, HUSBAND AND WITE FIKIBRUTK WEIZEN personally known to me to be the same person. Swhose name. \$ subscribed to the foregoing instrument, are

signed, sealed and delivered the said instrument appeared before me this day in person, and acknowledged that . . . theu

their in free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Scal, this _____16, TH day of ___ SEPTEMBER ------

MY COMMISSION EXPIRES

OFFICIAL SEAL HENRY C KIELY NOTARY PUBLIC STATE OF ILLINOIS MY COMMISSION EXP. OCT. 5,1994 Notary Public

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| Secretary this | day of | А. | D., 19 | | |
| ATTEST | | | Ву | | |
| | Secretary | | БУ | President | |
| | Secretary | | | | |
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| STATE OF | | SS. | | | |
| COUNTY OF | | .' | | | |
| [, | | | , 8 | a Notary Public in and for said Coun | ity, in |
| the State aforespid, | DO HEREBY CERT | TIFY THAT | / | | |
| | President of | | | | |
| | | | | Secretary of said Co | rnora- |
| tion, who are perior | rally known to me | to be the same pe | rsons whose na | Secretary of said Comes are subscribed to the foregoing i | nstru- |
| | | | | | |
| | | | | retary, respectively, appeared befor he said Instrument as their own fre or the uses and purposes therein set | |
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