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Doc#: 1401456021 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/14/2014 10:15 AM Pg: 1 of 4

13179/CA
CAMBRIDGE TITLE COMPANY
400 Central Avenue
Northfield, IL 60063

COLLATERAL ASSIGNMENT OF BENEFICIAL INTEREST OF LAND TRUST

LEGAL DESCRIPTION:

LOT 42 (EXCEPT THAT PART LYING EASTERLY OF THE FOLLOWING DESCRIBED LINE, BEGINNING AT A POINT ON THE SOUTHERLY LINE OF SAID LOT 42, 56.27 FEET NORTHWESTERLY OF THE SOUTHEAST CORNER THEREOF; THENCE NORTHEASTERLY 137.37 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 42, 34.55 FEET WEST OF THE NORTHEAST CORNER THEREOF; AND ALSO EXCEPT THE WEST 20 FEET MEASURED ON THE NORTH LINE THEREOF) IN GLEN OAK ACRES, BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTH 1/2 OF SECTION 25, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN# 04-25-111-022-0000

1234 PLEASANT LN., GLENVIEW, IL 60025

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Loan Number: 6926524

COLLATERAL ASSIGNMENT OF BENEFICIAL INTEREST OF LAND TRUST

WHEREAS the undersigned are indebted, or are about to become indebted to SOLUTIONS FINANCIAL MORTGAGE COMPANY ("Lender") and in consideration of the extension of credit to them, or any of them, have agreed to pledge the property hereinafter described as security therefore.

NOW, THEREFORE, the undersigned, hereinafter referred to as "Assignors," for themselves, their heirs, representatives, successors and assigns, do hereby assign, transfer and set over unto the aforesaid Lender, its successors and assigns, all of their right, title and interest, including the power of direction in and to that certain trust created under the terms and provisions of that certain Trust Agreement dated the under which COMMUNITY SAVINGS BANK, AS TRUSTEE OF A TRUST AGREEMENT DATED MARCH 25, 2013 AND KNOWN AS TRUST NUMBER 2613

was appointed and is acting as Trustee, being identified as its Trust No. as security for the payment of a certain loan from Lender, Loan No. 6926524 dated DECEMBER 16, 2013 for the principal sum of FOUR HUNDRED FIFTEEN THOUSAND AND 00/100 with the interest at the rate of 4.750 % annually, which is due and payable JANUARY 1, 2044 ; or any other indebtedness whether by way of renewal extension, future advances or otherwise, direct or indirect, due or to become due from the undersigned, or any of them, and howsoever or whensoever created, arising, acquired or evidenced to Lender, reserving unto the undersigned, subject to the provisions hereof hereinafter contained, the management of the trust property and the control of the renting and handling therefore (except the sale or mortgage thereof) and the right to retain the rents therefrom

AND the undersigned and each of them do hereby jointly and severally covenant and agree:

1. That in the event of a default in the payment of principal or of interest on any of said indebtedness to the Lender, or if Lender shall feel insecure or unsafe or shall fear diminution or waste of said trust property, all of said indebtedness, both principal and interest, shall, at the option of said Lender, without notice or demand, become immediately due and payable and thereupon the rights of the Assignors to the management of the trust property and the control of the renting and handling thereof and the right to receive the rents therefrom shall cease and terminate and the Lender may without notice or demand take possession of said trust property, title to which is held by said Trustee aforesaid, and collect the rents, issued and profits thereof or have a Receiver appointed for such purpose.

2. That in the event of the non-payment of principal or of interest on any of said indebtedness when due, whether by its terms or by acceleration, said Lender may, upon giving ten (10) days' written notice to said Assignors, sell said Assignors's interest (beneficial interest) in said trust property, at public or private sale; and Lender may become the purchaser thereof; that as a result of such a sale, all of the said Assignors' right, title and interest in and to the beneficial interest of said trust property, including all power of directions, shall cease and terminate; and that said Assignors agree that any expense of such a sale shall become an additional indebtedness due the Lender.

The undersigned Assignors expressly consent and agree to such a sale, without previous sale or reduction to possession of any other property pledged as collateral to secure payment of any such note or obligation and without regard to the terms or provisions of any such note or other instrument in writing pertaining to the sale or reduction to possession of any such property pledged as collateral to secure payment thereof.

The undersigned expressly agree that this Assignment is for collateral purposes only and does not relieve the Assignors of responsibility or liability for the management of the trust property, and that no liability shall accrue to Lender by virtue of this Assignment.

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In addition to the foregoing, Lender may exercise from time to time any rights and remedies available to it under the Uniform Commercial Code as in effect from time to time in Illinois or otherwise available to it, including those available under any written instrument relating to or evidencing any of said indebtedness or any security therefor.

In the event this instrument shall be signed by only one person or corporation, the use of the plural with reference to the undersigned shall be construed as though the singular were used throughout.

The term "Lender" when used herein shall mean Lender and its successors and assigns.

The undersigned further agree that they, for themselves, their heirs, representatives, or successors will not make any further assignments of the beneficial interest of said land trust, other than this Collateral Assignment, of any kind or nature, to any person, corporation, or entity without the prior written consent of the Lender.

Dated this 16 day of December 2013.

Assignors:

X 

CHRISTOPHER CZECHOWSKI

X _____
COMMUNITY SAVINGS BANK, AS TRUSTEE OF A TRUST

X _____

X _____

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LENDER'S ACCEPTANCE

SOLUTIONS FINANCIAL MORTGAGE COMPANY
hereby acknowledges receipt of the foregoing Assignment this
same.

and accepts the

SOLUTIONS FINANCIAL MORTGAGE COMPANY

By: NATALIE ACEVEDO

TRUSTEE'S ENDORSEMENT

COMMUNITY SAVINGS BANK, AS TRUSTEE OF A TRUST AGREEMENT DATED MARCH 25, 2013 AND KNOWN AS TRUST NUMBER 2613
as Trustee under Trust No. _____ hereby acknowledges receipt of the foregoing Assignment this
as Trustee as aforesaid and agrees not to accept any further assignments of the
beneficial interest of said land trust, other than this Collateral Assignment, without the prior written consent of
Lender.

Attest: _____

By: _____
Title

The above and foregoing Collateral Assignment is released this 10th day of December 2013

By: [Signature] Loan Officer
TITLE