UNOFFICIAL, COPY 8,5326587

ASSIGNMENT OF RENTS

KNOW ALL MEN BY THESE PRESENTS, that whereas,
VILLA PARK TRUST & SAVINGS BANK
a corporation organized and existing under the laws of the State of Illinois
not personally but as Trustee under the provisions of a Deed or Deeds in trust
duly recorded and delivered to the undersigned in pursuance of a Trust Agreement dated
an indebtedness of Twenty one thousand four hundred eleven and no/100 Dollars
(\$21,411.00) Executed a mortgage of even date herewith, mortgaging to VILLA PARK TRUST & SAVINGS BANK
the following described real estate: 15. 04-104-026 FP
**Lot 40 in Block 5 in H. O. Stone and Company's World Fair
Addition, a Subdivision of Section 4, Township 39 North, Range 12, Fast of the Third Principal Meridian, plat of which subdivision is recorded as Document 10262949 in Cook County, Illinois.** and whereas VILLA PARK TRUST & SAVINGS BANK is the holder of
said mortgage and the note lecured thereby:
NOW, THEREFORE, in older to further secure said indebtedness, and as a part of the consideration of said transaction, the undersigned
Agreement dated March 23 1977 and known as Trust No. 521 hereby assign, transfer
hereinafter referred to as the Association, and/or its successors and assigns, all the rents now due or which may hereafter become due under or by virtue of any 'sase either oral or written, or any letting of, or any agreement for the use or occupancy of any part of the premises 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 Association under the power herein granted, it being the intention hereby to establish an absolute trans'er and assignment of all such leases and agreements and all the avails hereunder unto the Association and especially those certain leases and agreements now existing upon the property hereinabove described.
The undersigned, do hereby irrevocably appoint 'he said Association the agent of the undersigned for the management of said property, and do hereby authorize the Association to let and re-let said premises or any part thereof, according to its own discretion, and to bring or deterating any suits in connection with said premises in its own name or in the names 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 aid premises that the undersigned might do, hereby ratifying and confirming anything and everything that the said Association may do. It is understood and agreed that the said Association shall have the power to use and apply said availa, issues and profits toward the payment of any present or future indebtedness or liability of the undersigned to the said Association, due or to become due, or that may hereafter be contracted, and also toward the payment of all expenses for the care and management of said premises, including taxes, insurance, assistants, usual and customary commissions to a real estate broker for leasing said premises and collecting rents and the expense for such attorneys, agents and servants as may reasonably be necessary. It is understood and agreed that the Association will not exercise its rights under this Assignment until after default in any payment secured by the mortgage or after a breach of any of its expense. It is further understood and agreed, that in the event of the exercise of this assignment, the undersigned will pay rent for the premises occupied by the undersigned at the prevailing rate per month for each room, and a failure on the part of the undersigned to promptly pay said rent on the first day of each and every month shall, in and of itself constitute a forcible entry and detainer and obtain possession of said premises. This assignment and power of attorney shall be binding upon and inure to the benefit of the heirs, executors, adminst a rest, so accessors
This assignment of rents is executed by VILLA PARK TRUST & SAVINGS BANK
not personally but as Trustee as aforesaid in the exercise of the power and authority conferred upon and vested in it as such
Trustee (and said Trustee hereby warrants that it possesses full power and authority to execute (his instrument) and it is expressly understood and agreed that nothing hereirror in said note contained shall be construed as creating any liability on the said. VILLA PARK TRUST & SAVINGS BANK either individually or as
Trustee aforesald, personally to pay the said note or any interest that may accrue thereon, or any indebtedness accruing hereunder, or to perform any covenant either express or implied herein contained, all such liability, if any, being expressly waived by the Mortgagee and by every person now or hereafter claiming any right or security hereunder, and that so far as VILLA PARK TRUST & SAVINGS BANK either individually or as
Trustee aforesaid, or its successors, personally are concerned, the legal holder or holders of said note and the owner or owners of any indebtedness accruing hereunder shall look solely to the premises hereby conveyed for the payment thereof, by the enforcement of the lien hereby created in the manner herein and in said note provided or by action to enforce the personal liability of the guaranter, if any.
IN WITNESS WHEREOF, VILLA PARK TRUST & SAVINGS BANK
not personally but as Trustee as aforesaid, has caused these presents to be signed by its
its corporate seal to be hereunts affixed and attested by its
As Trustee as aforesaid and not personally.
ATTEST Robert Johanson Robert Rober
lawas P. Wolkman Secretary

James R. Volkman,

L(jūlisė A. Rodgers	por a company	a Notary Public, in a	EL 7 SVAINOS SVAN d for said County, in the	State aforesaid,
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