

MAIL TO → ASSIGNMENT OF RENT FOR INDIVIDUALS

UNOFFICIAL COPY

Loan No. BOX 333-JH

86 057534

ASSIGNMENT OF RENTS

KNOW ALL MEN BY THESE PRESENTS, that John King, a married person of the town of Berkeley, County of Cook, and State of Illinois

in order to secure an indebtedness of Fifty Five Thousand and 00/100

Dollars (\$ 55,000.00), executed a mortgage of even date herewith, mortgaging to BANK OF HILLSIDE, HILLSIDE, ILLINOIS

17 00

the following described real estate:

PARCEL 1:

LOT "A" OF JOHN KING'S RESUBDIVISION OF PARTS OF LOTS 6, 7, 8 AND PARTS OF LOTS 17 TO 26, BOTH INCLUSIVE, IN BLOCK 3 IN WOLF ROAD HIGHLANDS ROBERTSON AND YOUNG'S SUBDIVISION OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THAT PART OF LOT A IN JOHN KING'S RESUBDIVISION OF PARTS OF LOTS 6, 7, 8 AND PARTS OF LOTS 17 TO 26 IN BLOCK 3 IN ROBERTSON AND YOUNG'S WOLF ROAD HIGHLANDS, LYING WEST OF THE SOUTH EXTENSION OF THE EAST LINE OF LOT 4 IN SAID ROBERTSON AND YOUNG'S WOLF ROAD HIGHLANDS AND EAST OF THE WEST LINE OF THE EAST 52.50 FEET OF LOT 4 AFORESAID) ALL IN SECTION 7, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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PARCEL 2:

LOT 3, LOT 4 (EXCEPT THE EAST 52.5 FEET THEREOF) AND ALL OF LOT 5 (EXCEPT THE NORTH 200 FEET THEREOF OF SAID LOTS 3, 4 AND 5) IN BLOCK 3 IN ROBERTSON AND YOUNG'S WOLF ROAD HIGHLANDS IN SECTION 7, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The undersigned, do hereby irrevocably appoint the said Bank the agent of the undersigned for the management of said property, and do hereby authorize the Bank to let and relet said premises or any part thereof, according to its own discretion, for such rental or rentals as it may determine, and to bring or defend 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 said premises that the undersigned might do, hereby ratifying and confirming anything and everything that the said Bank may do.

It is understood and agreed that the said Bank shall have the power to use and apply said rents, issues and profits toward the payment of any present or future indebtedness or liability of the undersigned to the said Bank, 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, assessments, usual and customary commissions of 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 Bank 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 covenants.

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 the Bank may in its own name and without any notice or demand, maintain an action of 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, administrators, successors and assigns of the parties hereto and shall be construed as a Covenant running with the land, and shall continue in full force and effect until all of the indebtedness or liability of the undersigned to the said Bank shall have been fully paid, at which time this assignment and power of attorney shall terminate.

The failure of the Bank to exercise any right which it might exercise hereunder shall not be deemed a waiver by the Bank of its right of exercise thereafter.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals this 3rd

day of February, 1986 A.D., 86 John King (SEAL) (SEAL) (SEAL) (SEAL)

STATE OF ILLINOIS COUNTY OF DuPage 36057534 a Notary Public in

and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT JOHN KING

personally known to me to be the same person whose name is subscribed to the foregoing instrument,

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

as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal, this 6th day of FEBRUARY, A.D. 1986

Notary Public (Signature)

70-2786W

411839W

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10-1-2012

10-1-2012

Property of Cook County Clerk's Office

10-1-2012

10-1-2012

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86 057534

John King
Public Notary
A.D. 1986

GIVEN under my hand and Notarial Seal, this 6th day of FEBRUARY

as HIS free and voluntary act, for the uses and purposes therein set forth.

appeared before me this day in person, and acknowledged that he personally known to me to be the same person whose name is subscribed to the foregoing instrument, signed, sealed and delivered the said instrument

and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT JOHN KING

is a Notary Public in the State of DuPage

86057534

(SEAL) STATE OF ILLINOIS

(SEAL) JOHN KING

SEAL

A.D. 19 86

John King
February

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals this 6th day of February, 1986

The failure of the Bank to exercise any right which it might exercise hereunder shall not be deemed a waiver by the Bank of its right of exercise thereafter.

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 the Bank may in its own name and without any notice or demand, maintain a action of 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, administrators, successors and assigns of the parties hereto and shall be binding upon and inure to the benefit of the said Bank shall have been fully paid, at which time this assignment and power of attorney shall terminate.

It is understood and agreed that the Bank 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 covenants.

It is understood and agreed that the said Bank shall have the power to use and apply said assets, issues and profits toward the payment of any present or future indebtedness of the undersigned to the said Bank, 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, assessments, dues and customary commitments to a real estate broker for leasing said premises and collecting rents and the expense for such attorney, agents and servants as may reasonably be necessary.

The undersigned, do hereby irrevocably appoint the said Bank the agent of the undersigned for the management of said property, and do hereby authorize the Bank to let and re-let said premises or any part thereof, according to its own discretion, for such term or terms as it may determine, and to bring or defend any suits in connection with said premises in its own name or in the name 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 said premises that the undersigned might do, hereby ratifying and confirming anything and everything that the said Bank may do.

NOW, THEREFORE, in order to further secure said indebtedness, and as a part of the consideration of said transaction, the undersigned hereby assigns, transfers and sets over unto said Bank, hereinafter referred to as the Bank, and or its successors and assigns, all the rents now due or which may hereafter become due under or by virtue of any lease, either oral or written, or any letting of, hereinafter made or agreed to, or of which may be made or agreed to by the Bank under the power herein granted, it being the intention hereby to establish an absolute transfer and assignment of all such leases and agreements and all the assets hereunder unto the Bank and especially those certain leases and agreements now existing upon the property hereinabove described.

and, whereas, said Bank is the holder of said mortgage and the note secured thereby.

Address: 5621, 5671, 5691 + 5637
BONLANDER, BERLETT, IL
AND VACANT LAND AT MURRAY DE
+ KING DR, BERLETT, IL
PIN: 15-07-214-0703WT3
15-07-214-0695
15-07-214-05356K.E.35)
15-07-214-0516.3575
15-07-214-0516.3575
15-07-214-166
(Part 9 (T4))

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