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GEORGE E. COLE
LEGAL FORMS

ASSIGNMENT OF RENTS

NO 891
January, 1968

86 067 657

KNOW ALL MEN BY THESE PRESENTS, THAT the Assignor, DIANE ADRIANOWICZ, widow and STANISLAV ROGUSKI, unmarried person as tenants in common at 3332 N. Lawndale

of the City of Chicago, County of Cook and State of Illinois, in consideration of One Dollar (\$1) and other valuable consideration in hand paid, the receipt of which is hereby acknowledged, does hereby

sell, assign, transfer and set over unto the Assignee, Phillip C. & Vivian W. Fowler, husband & wife Rt. 1-Box 107

of the City of Tinley Park, County of Cook and State of Illinois, his executors, administrators and assigns, all the rents, issues and profits now due and which may hereafter become due under or by virtue of any lease, whether written or verbal, or any letting of, or any agreement for the use or occupancy of any part of the premises hereinafter described, which may have been heretofore or may be hereafter made or agreed to, or which may be made or agreed to by the Assignee under the power herein granted, it being the intention to hereby establish an absolute transfer and assignment of all such leases and agreements and all the avails thereunder unto the Assignee and especially those certain leases and agreements now existing as follows, to-wit:

DATE OF LEASE	LESSEE	TERM	MONTHLY RENT
19.....	\$.....;
19.....	\$.....;
19.....	\$.....;
19.....	\$.....;
19.....	\$.....;
19.....	\$.....;

such rent being payable monthly in advance upon the property described as follows, to-wit:
See Exhibit ONE Schedule "A" - Legal Description and Schedule "B" - Chattel List Attached

- * Parcels 1, 2"A", 2"B" and 2"C commonly known as Fowler Mushroom Farm, 183rd & LaClaire Avenue, Tinley Park, Illinois
- * Parcel 3 and 25 commonly known as 5658 West Diversity, Chicago, Illinois

1430219-69-71-466-7 70-27-354

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13-29-230-029
13-29-230-028

COOK COUNTY ILLINOIS
RECORDER OF DEEDS

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and the Assignor hereby irrevocably appoints the Assignee as his true and lawful attorney to collect all of said avails, rents, issues and profits arising or accruing at any time hereafter, and all now due or that may hereafter become due under each and every the leases or agreements, written or verbal, existing or to hereafter exist, for said premises, and to use such measures, legal or equitable, as in his discretion may be deemed proper or necessary to enforce the payment or the security of such avails, rents, issues and profits, or to secure and maintain possession of said premises or any portion thereof and to fill any and all vacancies, and to rent, lease or let any portion of said premises to any party or parties in his discretion, hereby granting full power and authority to exercise each and every the rights, privileges and powers herein granted at any and all times hereafter without notice to the Assignor, and further, with power to use and apply said avails, issues and profits to the payment of any indebtedness or liability of the Assignor to the Assignee, due or to become due, or that may hereafter be contracted, and also to the payment of all expenses and the care and management of said premises, including taxes and assessments, and the interest on incumbrances, if any, which may in said attorney's judgment be deemed proper and advisable, hereby ratifying all that said attorney may do by virtue hereof.

GIVEN under their hand s and seal s this 10th day of January 19 86

DIANE ADRIANOWICZ, widow (SEAL) STANISLAV ROGUSKI, unmarried person (SEAL)

STATE OF ILLINOIS }
County of C.O.O.K. } ss. I DOROTHY M. LEE Notary Public

Certify that DIANE ADRIANOWICZ, widow and STANISLAV ROGUSKI, unmarried person, as tenants in common at 3332 N. Lawndale, Chicago, Illinois 60618

personally known to me to be the same person s whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 28th day of January 19 86

Dorothy M. Lee
Notary Public

This document prepared by: Harold E. Collins & Associates, Ltd.
Return to: 343 S. Dearborn St., Chicago, ILL 60618

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EXHIBIT ONE

SCHEDULE A - LEGAL DESCRIPTION

*PROPERTY COMMONLY KNOWN AS FOWLER MUSHROOM FARM, 183RD & LACLAIRE AVENUE, TINLEY PARK, ILLINOIS; SECURED BY PHILLIP C. AND VIVIAN W. FOWLER, HUSBAND AND WIFE UNDER SECURITY AGREEMENT DATED 1/10/86; MORTGAGE DATED 1/10/86, INSTALLMENT NOTE DATED 1/10/86 AND ASSIGNMENT OF RENTS DATED 1/10/86.

LEGAL DESCRIPTION IS AS FOLLOWS:

✓ PARCEL 1:

31-04-200-032

THAT PART OF THE NORTH 50 ACRES OF THE WEST 1/2 OF THE NORTH EAST 1/4 OF SECTION 4, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT IN THE NORTH LINE OF THE WEST 1/2 OF THE NORTH EAST 1/4 OF SAID SECTION 4, WHICH IS 525.87 FEET EAST OF THE NORTH WEST CORNER THEREOF; THENCE SOUTH PARALLEL TO THE WEST LINE OF SAID WEST 1/2 A DISTANCE OF 140.00 FEET TO THE POINT OF BEGINNING; THENCE EAST PARALLEL TO THE NORTH LINE OF SAID WEST 1/2 A DISTANCE OF 55.00 FEET; THENCE SOUTH PARALLEL TO THE WEST LINE OF SAID WEST 1/2 A DISTANCE OF 95.00 FEET; THENCE WEST PARALLEL TO THE NORTH LINE OF SAID WEST 1/2 A DISTANCE OF 55.00 FEET; THENCE NORTH PARALLEL TO THE WEST LINE OF SAID WEST 1/2 A DISTANCE OF 95.00 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS

✓ PARCEL 2"A"

31-04-200-005

THAT PART OF NORTH 50 ACRES OF WEST 1/2 OF NORTH EAST 1/4 OF SECTION 4, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT IN NORTH LINE OF SAID WEST 1/2 WHICH IS 350.58 FEET EAST OF NORTH WEST CORNER THEREOF; THENCE SOUTH PARALLEL TO WEST LINE OF SAID WEST 1/2 A DISTANCE OF 497.00 FEET, THENCE EAST PARALLEL TO SAID NORTH LINE A DISTANCE OF 175.29 FEET; THENCE NORTH PARALLEL TO SAID WEST LINE 497.00 FEET, TO A POINT IN SAID NORTH LINE OF SAID WEST 1/2; THENCE WEST ON SAID NORTH LINE 175.29 FEET TO POINT OF BEGINNING IN COOK COUNTY, ILLINOIS, EXCEPTING THEREFROM:

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THAT PART OF THE NORTH 50 ACRES OF THE WEST 1/2 OF THE NORTH EAST 1/4 OF SECTION 4, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTH WEST CORNER OF SAID NORTH EAST 1/4; THENCE EASTERLY ALONG THE NORTH LINE OF SAID WEST 1/2 A DISTANCE OF 350.58 FEET TO A POINT OF BEGINNING; THENCE SOUTHERLY ALONG A LINE PARALLEL TO THE WEST LINE OF SAID WEST 1/2 A DISTANCE OF 152.55 FEET TO A POINT, THENCE NORTHEASTERLY ALONG A LINE FORMING AN ANGLE TO 097 DEGREES 56 MINUTES 26 SECONDS TO THE LEFT, OF THE LAST-DESCRIBED COURSE EXTENDED, A DISTANCE OF 106.31 FEET TO A POINT, THENCE EASTERLY ALONG A LINE FORMING AN EXTERIOR ANGLE OF 171 DEGREES, 35 MINUTES 27 SECONDS WITH THE LAST-DESCRIBED COURSE, A DISTANCE OF 70.00 FEET TO A POINT; THENCE NORTHERLY ALONG A LINE PARALLEL TO THE WEST LINE OF SAID WEST 1/2 A DISTANCE OF 137.00 FEET TO A POINT; THENCE WESTERLY ALONG THE NORTH LINE OF SAID WEST 1/2 A DISTANCE OF 175.29 FEET TO THE POINT OF BEGINNING (EXCEPTING THEREFROM LANDS DEDICATED FOR HIGHWAY PURPOSES) IN COOK COUNTY, ILLINOIS

AND

✓ PARCEL 2"B":

31-04-200-034

THAT PART OF THE WEST 1/2 OF THE NORTH EAST 1/4 OF SECTION 4, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
COMMENCING AT A POINT IN THE NORTH LINE OF SAID WEST 1/2 WHICH IS 275.29 FEET EAST OF THE NORTH WEST CORNER THEREOF; THENCE SOUTH PARALLEL TO THE WEST LINE OF THE SAID WEST 1/2 A DISTANCE OF 497.00 FEET; THENCE EAST PARALLEL TO THE NORTH LINE OF THE SAID WEST 1/2, A DISTANCE OF 75.29 FEET; THENCE NORTH PARALLEL TO THE WEST LINE OF THE SAID WEST 1/2 A DISTANCE OF 497.00 FEET, TO THE NORTH LINE OF THE SAID WEST 1/2; THENCE WEST ALONG THE SAID NORTH LINE A DISTANCE OF 75.29 FEET TO THE POINT OF BEGINNING (EXCEPTING THAT PART FALLING IN 183RD STREET AS WIDENED) IN COOK COUNTY, ILLINOIS

AND

✓ PARCEL 2"C":

31-04-200-037

THAT PART OF THE NORTH 50 ACRES OF THE WEST 1/2 OF THE NORTH EAST 1/4 OF SECTION 4, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

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COMMENCING AT A POINT IN THE NORTH LINE OF SAID WEST 1/2 WHICH IS 525.87 FEET EAST OF THE NORTH WEST CORNER THEREOF; THENCE SOUTH PARALLEL TO THE WEST LINE OF SAID WEST 1/2 A DISTANCE OF 497.00 FEET; THENCE EAST PARALLEL TO THE NORTH LINE OF SAID WEST 1/2 A DISTANCE OF 202.94 FEET; THENCE NORTHERLY IN A STRAIGHT LINE A DISTANCE OF 497.00 FEET TO A POINT IN THE SAID NORTH LINE OF THE WEST 1/2 WHICH IS 735.68 FEET EAST OF THE NORTH WEST CORNER THEREOF; THENCE WEST ON SAID NORTH LINE 209.81 FEET TO THE POINT OF BEGINNING, EXCEPTING THEREFROM THE SOUTH 171.00 FEET THEREOF; ALSO EXCEPTING THEREFROM THAT PART THEREOF DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTH WEST CORNER OF SAID NORTH EAST 1/4; THENCE EASTERLY ALONG THE NORTH LINE OF SAID WEST 1/2 A DISTANCE OF 525.87 FEET TO THE POINT OF BEGINNING; THENCE SOUTHERLY ALONG A LINE PARALLEL TO THE WEST LINE OF SAID WEST 1/2 A DISTANCE OF 140.00 FEET TO A POINT; THENCE EASTERLY ALONG A LINE PARALLEL TO THE NORTH LINE OF SAID WEST 1/2 A DISTANCE OF 207.88 FEET TO A POINT; THENCE NORTHERLY ALONG A LINE FORMING AN ANGLE OF 089 DEGREES 40 MINUTES 44 SECONDS TO THE LEFT OF THE LAST-DESCRIBED COURSE EXTENDED A DISTANCE OF 140.00 FEET TO A POINT; THENCE WESTERLY ALONG THE NORTH LINE OF SAID WEST 1/2, A DISTANCE OF 209.81 FEET TO THE POINT OF BEGINNING; ALSO EXCEPTING THEREFROM THAT PART THEREOF DESCRIBED AS FOLLOWS: COMMENCING AT A POINT IN THE NORTH LINE OF THE WEST 1/2 OF THE NORTH EAST 1/4 OSD SECTION 4, WHICH IS 525.87 FEET EAST OF THE NORTH WEST CORNER THEREOF; THENCE SOUTH PARALLEL TO THE WEST LINE OF SAID WEST 1/2 A DISTANCE OF 140.00 FEET TO THE POINT OF BEGINNING; THENCE EAST PARALLEL TO THE NORTH LINE OF SAID WEST 1/2 A DISTANCE OF 55.00 FEET; THENCE SOUTH PARALLEL TO THE WEST LINE OF SAID WEST 1/2 A DISTANCE OF 95.00 FEET; THENCE WEST PARALLEL TO THE NORTH LINE OF SAID WEST 1/2 A DISTANCE OF 55.00 FEET; THENCE NORTH PARALLEL TO THE WEST LINE OF SAID WEST 1/2 A DISTANCE OF 95.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

AND

*PROPERTY COMMONLY KNOWN AS 5658 WEST DIVERSITY, CHICAGO, ILLINOIS, SECURED AS COLLATERAL BY PHILLIP AND VIVIAN FOWLER, HUSBAND AND WIFE UNDER SECURITY AGREEMENT DATED 1/10/86; MORTGAGE DATED 1/10/86; ASSIGNMENT OF RENT'S DATED 1/10/86 AND INSTALLMENT NOTE DATED 1/10/86.

LEGAL DESCRIPTION IS AS FOLLOWS:

PARCEL 3
 LOTS 24 AND 25 IN THE SUBDIVISION OF LOTS 15 AND 16 IN KING AND PATTERSON'S SUBDIVISION OF THE NORTH EAST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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SCHEDULE B - CHATTEL LIST

- 1-- Ford 4000 Industrial Tractor
- 1-- Superior Loader
- 1-- Ford 335 Diesel Tractor-Leader
- 4-- Pannell conveyors (aluminum, electric)
- 1-- 24ft; 3 - 20ft; 1 - 10ft Donkey-
- 2-- 5ft Donkeys used to electrically and hydraulically
move other conveyors in and out of the mushroom
houses
- 2-- distributing conveyors (1 Farmco; 1 Pannell)
- 1-- 80ft Aluminum track
- 1-- Filling machine (electric, 5 H.P. Pannell)
-
- 4-- Steel Conveyors - for emptying mushroom houses
- 1-- Transporter for lead conveyor
-
- 1-- Cyclotherm Boiler (High Pressure - 20 H.P.)
- 1-- Combustion Equipment Boiler (High Pressure 50
H.P.)
-
- 1-- National Boiler (Low Pressure 5 H.P.)
- 1-- Pacific (Fire Box) (Low Pressure 50 H.P.)
-
- 1-- Generator (Electric Machine with Cummings Diesel
Engine 50 K.W.)
-
- 1-- Honeywell (Phaza II) automatic pasteurizer in-
cluding damper motor - Steam motor valves and
accompanying proportionating control relay and
set point control
-
- 2-- 10 ton; 2-5 ton; 2-7 ton stationary Air Condi-
tioners along with their various cooling con-
densers.

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--1-- 7 1/2 ton; 1-5 ton; 2-4 ton; 2-3 ton self container air conditioners

--6-- each non overload Blowers with motor (2 H.P. electric) with stand, intake, dampers, ventilation and filter containers

--1-- custom made (3 H.P. electric) Blower, damper, ventilator and filter container

--1-- Energy Management System, Paragon Computer ES-732

--1-- All inventory, meaning all merchandise, raw materials, work in process, finished goods and other tangible property now owned or hereafter acquired by undersigned Debtors and held for sale or lease or to be furnished under contracts of service or used or consumed in undersigned's business and all accessions or additions thereto and, without limiting this definition, inventory includes all of Debtor's inventory of: all accounts, accounts receivable, contract rights and chattel paper now owned or hereafter acquired; and all proceeds of products of all the foregoing.

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DIANE ADRIANOWICZ, WIDOW AND STANISLAV ROGUSKI, UNMARRIED PERSON, 3332 N. LAWNDALE, TINELY PARK, ILLINOIS (hereinafter called "Debtor"), for valuable consideration, receipt whereof is hereby acknowledged, hereby grants to PHILLIP C. AND VIVIAN W. FOWLER, HUSBAND AND WIFE, RT. 1-BOX 107, TINLEY PARK, ILLINOIS (hereinafter called "Secured Party") a security interest in, and mortgages to Secured Party, the above described real estate, chattels, goods, inventory, accounts receivable and any and all additions and accessions thereto and products and proceeds of sale thereof (hereinafter called the "Collateral"):

The undersigned agrees to deliver to the holder additional collateral should the holder deem itself insecure.

At the option of the holder, all Obligations shall become immediately due and payable without notice or demand upon the occurrence of any of the following events of default; (a) failure of the undersigned, with or without demand or notice, to deliver additional security as above agreed; (b) default in the payment of any installment of principal or interest as hereinabove provided, or in the payment or performance of any liability or obligation of any of the undersigned or of any maker, endorser or guarantor of any liability or obligation of any of the undersigned, to the holder; (c) failure to pay when due any premium on any life insurance policy held as collateral hereto; (d) death, dissolution, termination of existence, insolvency, business failure, appointment of a receiver of any part of the property of, assignment for the benefit of creditors by, or the commencement of any proceedings under any bankruptcy or insolvency laws by or against, anymaker, endorser, or guarantor hereof; (e) default under any related collateral or other agreement between the holder and the undersigned, any endorser or guarantor; (f) permitting a lien or judgment to remain outstanding for thirty (30) days. Upon the occurrence of any such event of default, and at any time thereafter the holder shall have the remedies of a secured party under the Uniform Commercial Code. The requirement of 30 days notice shall be met if such notice is mailed, postage prepaid, to the undersigned at the address given below at least five days before the time of the sale or disposition.

Right is expressly granted to the holder at its option to transfer at any time to itself or to its nominee any securities pledged hereunder and to receive the income thereon and hold the same as security herefor, or apply it on the principal or interest due hereon or due on any liability secured hereby.

Any deposits or other sums at any time credited by or due from the holder to any maker, endorser or guarantor hereof and any securities or other property of any maker, endorser or guarantor hereof in the possession of the holder may at all times

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be held and treated as collateral security for the payment of the Obligations. The holder may apply or set off such deposits or other sums or other property against said liabilities or upon any other indebtedness at any time.

The holder may at its option, whether or not this note is due, demand, sue for, collect, or make any compromise or settlement it deems desirable with reference to collateral held hereunder. The holder shall not be bound to take any steps necessary to preserve any rights in the collateral against prior parties, which the undersigned hereby assumes to do.

No delay or omission on the part of the holder in exercising any right hereunder shall operate as a waiver of such right or of any other right under this note. A waiver on any one occasion shall not be construed as a bar to or waiver of any such right and/or remedy on any future occasion.

Every maker, endorser and guarantor of this note, or the obligation represented hereby, waives presentment, demand, notice, protest, and all other demands and notices in connection with the delivery, acceptance, performance, default or enforcement of this note, assents to any extension or postponement of the time of payment or any other indulgence, to any substitution, exchange or release of collateral, and/or to the addition or release of any other party or person primarily or secondarily liable.

The undersigned will pay on demand all costs of collection and attorneys' fees, incurred or paid by the holder in enforcing this note on default.

To secure the payment of said amount due or to become due hereunder, the undersigned, and each of them hereby authorizes irrevocably any attorney of any court of record to appear for the undersigned, or any one or more of them in such court, in term time or vacation, at any time after this note is not paid when due, either on its stated date of maturity or by election as aforesaid, and confess judgment without process in favor of the legal holder of this note for such amount as may appear unpaid thereon, together with costs and reasonable attorneys' fees, and to waive and release all errors which may intervene in any such proceeding, and to consent to immediate execution upon such judgment, hereby ratifying and confirming all that the said attorney may do by virtue hereof. Notwithstanding any provision hereof or of any applicable law if this note does not evidence a debt created for business or commercial purposes, the holder

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irrevocably disclaims, waives and releases all rights to place a lien arising by virtue of a judgment entered by confession on any residential real property in which the undersigned debtor now or hereafter has an interest.

As herein used, the word "holder" shall mean the payee or other endorsee of this note, who is in possession of it, or the bearer hereof, if this note is at the time payable to the bearer.

Interest on this note shall be computed for actual days on a 365 day --- year basis.

This is a Commercial Loan Transaction

DATED DIANE ADRIANOWICZ

ADDRESS STANISLAW ROGUSKI

STATE OF ILLINOIS)
) SS.
COUNTY OF C O O K)

I, _____ a Notary public in and for said County, in the State aforesaid, do hereby certify that DIANE ADRIANOWICZ, widow and STANISLAV ROGUSKI, unmarried person, 3332 N.Lawndale, Tinley Park, Illinois, personally known to me to be the same persons whose names subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 28th day of January, 1986.

Notary M. L. Bon
Notary Public

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