

BOX 333-WJ

Mail To:

UNOFFICIAL COPY

Prepared by: Sandra Morrissey  
1700 Milwaukee Ave.  
Oak Park, Ill. 60025  
86249430

KNOW ALL MEN BY THESE PRESENTS, that whereas, .....

John Triantafilou and Sandy Triantafilou, his wife  
of the City of Chicago, County of Cook  
State of Illinois, in order to secure an indebtedness of One hundred thousand and no/100-----  
Dollars (\$100,000.00)

executed a mortgage of even date herewith, mortgaging to  
Howard Savings and Loan Association

the following described real estate:  
Lots 18 and 19 and the East 5 feet of Lot 20 in Block 12 in National City Realty Company's  
2nd Addition to Rogers Park Manor a Subdivision of the East 1/2 of the Southwest 1/4 of  
the Northeast 1/4 of Section 36, Township 41 North, Range 13, East of the Third Principal  
Meridian, lying North and South of Indian Boundary Line, in Cook County, Illinois.  
2647 West Lunt, Chicago, Illinois  
10-36-216-004-0000 & 10-36-216-005-0000 Lot 19 H.W.  
and, whereas, Howard Savings and Loan Association is the holder of  
said mortgage and the note secured thereby:

NOV, THEREFORE, in order to further secure said indebtedness, and as a part of the consideration of said  
transaction, the undersigned John Triantafilou and Sandy Triantafilou, his wife  
hereby assigns, transfer and set over unto  
Howard Savings and Loan Association

11.00

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 lease, 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 transfer 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 the 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 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 Association may do.

It is understood and agreed that the said Association shall have the power to use and apply said avails, 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, assessments, 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 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 Association 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 Association shall have been fully paid, at which time this assignment and power of  
attorney shall terminate.

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

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals this 16th day  
of June, A. D., 1986.

X. John Triantafilou (SEAL)  
X. Sandy Triantafilou (SEAL)  
(SEAL)  
(SEAL)

STATE OF ILLINOIS  
COUNTY OF Cook } SS.

I, Charlotte E. Grant, a Notary Public in and for said County, in  
the State aforesaid, DO HEREBY CERTIFY THAT John Triantafilou and Sandy Triantafilou, his wife

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

GIVEN under my hand and Notarial Seal, this 16th day of June, A. D., 1986.

Charlotte E. Grant  
Notary Public  
My Commission Expires 7-25-88

86249430

JUN 18 8 07 AM '86  
70 62 741 J

Upon signing of MORTGAGE DOCUMENTS SERVICE  
FEE IN THE AMOUNT OF \$5.00 IS DUE AND PAYABLE

UNOFFICIAL COPY

Box

Assignment of Rents

2647 WEST LUT

2647 WEST LUT

TO

Loan No. 1656

O. K. Press

86249430

Property of Cook County Clerk's Office

86249430

1986 JUN 19 AM 9:53

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

Notary Public.

I, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT  
President of  
and Secretary of said Corpora-  
tion, who are personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such  
President, and Secretary, respectively, appeared before me this day in person and  
acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and  
voluntary act of said Corporation, for the uses and purposes therein set forth;  
and the said Secretary then and there acknowledged that as custodian of the corporate seal  
of said Corporation, did affix the corporate seal of said Corporation to said instrument as their own free and voluntary  
act and as the free and voluntary act of said Corporation, for the uses and purposes therein set forth.  
GIVEN under my hand and notarial seal this day of A. D. 19.

STATE OF ILLINOIS }  
COUNTY OF }  
SS.

ATTEST

Secretary

President

By

hath caused these presents to be signed by its President and its corporate seal to be here-  
unto affixed and attested by its Secretary this day of A. D. 19.

IN TESTIMONY WHEREOF, the undersigned