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Know all Men by these Presents, that CHICAGO GROUP LIMITED PARTNERSHIP, An Illinois Limited Partnership

CITY of Chicago County of Cook and State of Illinois

In consideration of the premises and of One Dollar (\$1) in hand paid to the grantor of which is hereby acknowledged do hereby sell, assign, transfer and set over unto FORD CITY BANK, an Illinois banking corporation, as trustee under a trust deed of even date herewith its successors 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 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 grantee herein 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 grantee herein upon the property described as follows, to-wit:

LEGAL DESCRIPTION

THE EAST 1/2 OF LOT 35, ALL OF LOTS 36, 37 AND 38 AND ALL OF THAT PART OF LOTS 39, 40 41 AND 42 LYING SOUTH OF THE METROPOLITAN WEST SIDE ELEVATED RAILROAD COMPANY'S RIGHT OF WAY HERETOFORE CONVEYED IN MASON'S SUBDIVISION OF LOT 2 AND THAT PART OF LOT 3 (EXCEPT THE SOUTH 23 FEET THEREOF) LYING EAST OF THE CENTER LINE OF LEAVITT STREET IN ASSASSOR'S DIVISION OF UNSUBDIVIDED LANDS IN THE SOUTH 1/2 OF THE SOUTH WEST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Common Address: 2111-17 West Caton Street, Chicago, IL P.I. #14-31-330-010-0000

11 00

This Assignment shall not become operative until a default exists in the payment of principal or interest or in the performance of the terms or conditions contained in the Trust Deed herein referred to and in the Note secured thereby.

COOK COUNTY, ILLINOIS FILED FOR RECORD

1986 JUL 31 PM 1 02

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I and do hereby appoint irrevocably the abovementioned FORD CITY BANK, as trustee as aforesaid, true and lawful attorney in name and stead 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 its discretion may be deemed proper or necessary to enforce the payment of 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 at its 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 grantor herein executors, administrators, successors and assigns, and further, with power to use and apply said avails, issues and profits to the payment of any indebtedness or liability of the undersigned to the said FORD CITY BANK or to the holder of the note secured by said trust deed, 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 my hand and seal this 28th day of July A.D. 86

CHICAGO GROUP LIMITED PARTNERSHIP (SEAL) An Illinois Limited Partnership (SEAL) By: Sidney D. Becker, Its General Partner (SEAL)

STATE OF Illinois } THE UNDERSIGNED } ss. SIDNEY D. BECKER a Notary Public in and for and residing in the said County, in the State aforesaid, Do Hereby Certify that

personally known to me to be the same person whose name 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 and as the free act and deed of

GIVEN under my hand and notarial seal this 28th day of July A.D. 86

[Signature] Notary Public

70-61-845 CD

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Assignment of Rents

TO  
FORD CITY BANK  
AS TRUSTEE

PLEASE SEND RECEIVED DOCUMENT TO:

JOSEPH P. GIUSTOLIA  
FORD CITY BANK AND TRUST CO.  
550 N. WORTH STREET  
CHICAGO, IL 60619

BOX 500-17

2

Property of Cook County Clerk's Office

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Stamp and signature area at the bottom of the document.

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## EXHIBIT "A"

The prime rate of interest as used in this Note shall mean the rate of interest announced from time to time by the Ford City Bank and Trust Co. as its prime rate and posted on its premises. Ford City Bank and Trust Co. shall have the right in its sole discretion to change said announced prime rate of interest. It is expressly agreed that the use of the term "prime rate" is not intended nor does it imply that said rate of interest is a preferred rate of interest or one which is offered by Bank to its most creditworthy customers.

July 28, 1986

CHICAGO GROUP LIMITED PARTNERSHIP,  
An Illinois Limited Partnership

*Sidney D. Becker*  
By: Sidney D. Becker  
Its General Partner

86326772

L. Zavala  
Bell Federal Savings  
and Loan Association

79 West Monroe Street  
Chicago, Illinois 60603

Mail to:

Mrs. Antonia Pena

4720 North Albany

Chicago, IL 60625

My Commission Expires  
May 9, 1989  
Notary Public

Recorder's Box No. \_\_\_\_\_

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1300 MAIL

DEPT-01 RECORDING \$13.25  
#35323 TRAN 0122 07/31/86 10:30:00  
#35323 \* 07-324733  
COOK COUNTY RECORDER

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CHICAGO GROUP LIMITED PARTNERSHIP,  
An Illinois Limited Partnership

*Sidney D. Becker*  
By: Sidney D. Becker  
Its General Partner

July 28, 1986

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EXHIBIT "A"

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