

# UNOFFICIAL COPY

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87465045

# 22.00

BOX 333-WJ

(3)  
This instrument was prepared  
by and should be returned to  
Kenneth A. Latimer  
HOLLEB & COFF  
55 E. Monroe Street  
Suite 4100  
Chicago, Illinois 60603

## SUBORDINATION AGREEMENT

7/24-530 917363  
This Agreement is made and entered into this 17th day of August, 1987 by and among BANK OF RAVENSWOOD, an Illinois banking corporation, with its principal offices located at 1825 W. Lawrence Avenue, Chicago, Illinois 60640 ("Ravenswood"), RIVER FOREST STATE BANK AND TRUST COMPANY, as Trustee under Trust Agreement dated October 15, 1979 and known as Trust No. 2574, with its principal offices located at 7727 W. Lake Street, River Forest, Illinois 60305 ("Owner") and RIVER FOREST STATE BANK AND TRUST COMPANY, an Illinois banking corporation, in its individual capacity, with its principal offices located at 7727 W. Lake Street, River Forest, Illinois 60305 ("River Forest").

### W I T N E S S E T H:

WHEREAS, Owner entered into a Trust Deed dated November 15, 1985 with Ravenswood and recorded November 25, 1985 as Document No. 85295644 with the Recorder of Deeds of Cook County, Illinois with respect to the real estate legally described in Exhibit A attached hereto and made a part hereof (the "Real Estate") and Owner further entered into an Assignment of Rents with Ravenswood which Assignment was recorded on November 25, 1985 as Document No. 85295645 against the Real Estate; and

WHEREAS, Owner further entered into a Trust Deed with Ravenswood dated July 31, 1986 and recorded August 13, 1986 as Document No. 86351210 with the Recorder of Deeds of Cook County, Illinois with respect to the Real Estate and Owner further granted to Ravenswood an additional Assignment of Rents recorded August 13, 1986 as Document No. 86351211 against the Real Estate (the aforesaid Trust Deeds and Assignments of Rents are hereinafter collectively referred to as the "Ravenswood Mortgages"); and

WHEREAS, Owner has executed and delivered to River Forest a Mortgage and Assignment of Rents and Leases (collectively the "River Forest Mortgage") encumbering the Real Estate to secure an

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04/26/1998

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trial treatment was provided by and should be referred to...  
Federal A. 241  
HOUSE OF REPRESENTATIVES  
3333 Constitution Avenue  
Washington, D.C. 20540  
Phone (202) 546-0600

Property of Cook County Clerk's Office

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the defendant... and the defendant...  
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indebtedness in the amount of Two Hundred Ten Thousand and No/100ths Dollars (\$210,000.00); and

WHEREAS, River Forest, as a condition of making the loan secured by the Mortgage (the "Loan"), has requested the execution of this Agreement.

NOW THEREFORE, in consideration of the mutual covenants and agreements herein contained, and in consideration of One Dollar (\$1.00) by each of the parties hereto paid to the other, the receipt and sufficiency of which is hereby acknowledged, the parties do hereby covenant and agree as follows:

1. The Ravenswood Mortgages are and shall upon execution hereof be subject and subordinate to the River Forest Mortgage and any and all of the terms and provisions thereof, including, but without limitation, the rights of River Forest, as Mortgagee, to the use and disposition of insurance and condemnation proceeds in accordance with the terms of its Mortgage to the full extent of the principal sum secured thereby and interest accrued and from time to time unpaid thereon. "RECORDED August 24-1987 AS DOCUMENT 87465043"

2. Owner and Ravenswood agree that upon receipt of written notice from River Forest of an uncured default under the River Forest Mortgage or the Note secured by the River Forest Mortgage, all checks for any or all part of rentals and other sums payable by any tenants under any leases with respect to the Real Estate shall be delivered to and drawn to the exclusive order of River Forest, as Mortgagee, until Mortgagee or a Court of competent jurisdiction direct otherwise.

3. Ravenswood hereby warrants and represents to River Forest that there has been no assignment by Ravenswood of any of its rights or interests under the Ravenswood Mortgages.

4. This Agreement shall be binding upon and inure to the benefit of the parties hereto and their respective successors and assigns.

5. This Subordination Agreement is executed by River Forest State Bank and Trust Company, not personally, but as Trustee in the exercise of the power and authority conferred upon and vested in it as such Trustee (and River Forest State Bank warrants that it possesses full power and authority to execute this instrument), and it is expressly understood and agreed that nothing contained in this Agreement shall be construed as creating any liability on

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For information of the Board of Directors of the Cook County Board of Supervisors, the following information is being provided:

The Board of Supervisors has received a request from the Board of Directors of the Cook County Board of Supervisors for the following information:

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EX-100-1111

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COOK COUNTY RECORDS  
FILED FOR (1987) 4 5

1987 AUG 24 AM 10:13

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River Forest State Bank personally by virtue of its execution of this Agreement as Trustee.

IN WITNESS WHEREOF, this Agreement has been executed as of the day and year first above written.

ATTEST:

*Louis P. DeMuro*

RIVER FOREST STATE BANK AND TRUST COMPANY, not personally but as Trustee under Trust No. 2574

BY: *Ann C. Calathas*  
Its: *Trust Officer*

ATTEST:

*Helen Gauer*

BANK OF RAVENSWOOD

BY: *[Signature]*

ATTEST:

*[Signature]*  
*[Signature]*

RIVER FOREST STATE BANK AND TRUST COMPANY, Mortgagee

BY: *[Signature]*  
Its: *Assistant President*

STATE OF ILLINOIS )  
                                ) SS.  
COUNTY OF COOK   )

I, *EVELYN C. HOUSENGA*, a Notary Public, in and for the County and State named above do certify that *ANN C. CALATHAS* and *LOUIS P. DEMURO* of River Forest State Bank and Trust Company who are personally known to me to be the same persons whose names are subscribed to the above instrument as *TRUST OFFICER* and *VICE PRESIDENT*, of said Bank respectively, appeared before me this day in person and acknowledged that they signed and delivered this instrument as their own free and voluntary act and as the free and voluntary act of River Forest State Bank and Trust Company, as Trustee as described, for the uses and purposes set forth in the instrument.

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3-10-2010

In witness whereof, the said Board of Directors has caused this Certificate to be signed by its President and Secretary and the same to be attested by its Clerk, and the seal of said Board to be hereunto set on this 10th day of March, 2010.

Witness my hand and the seal of said Board this 10th day of March, 2010.

\_\_\_\_\_  
President

*[Signature]*  
Secretary

\_\_\_\_\_  
Clerk

\_\_\_\_\_  
Treasurer

\_\_\_\_\_  
Attorney at Law

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3-10-2010

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Given under my hand and notarial seal this 20TH day of August, 1987.

Joseph C. Housinger  
Notary Public

My Commission Expires: My Commission Expires April 13, 1988

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

I, G. W. Schneider, a Notary Public in and for the County and State named above do certify that Herbert B. Ray and Heleen Geanon of Bank of Ravenswood who are personally known to me to be the same persons whose names are subscribed to the above instrument as Senior Vice-President and Loan Administration Officer of said Bank, respectively, appeared before me this day in person and acknowledged that they signed and delivered this instrument as their own free and voluntary act and as the free and voluntary act of Bank of Ravenswood as described, for the uses and purposes set forth in the instrument.

Given under my hand and notarial seal this 19TH day of August, 1987.

G. W. Schneider  
Notary Public

My Commission Expires: 4-15-89

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

I, Carol Gall, a Notary Public in and for the County and State named above do certify that David Ploger and Christopher Glancy of River Forest State Bank and Trust Company who are personally known to me to be the same persons whose names are subscribed to the above instrument as Assis. Vice President and Senior Vice President of said Bank, respectively, appeared before me this day in person and acknowledged that they signed and delivered the instrument as their own free and voluntary act and as the free

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State of Illinois  
County of Cook  
Circuit Court  
In and for the County of Cook, State of Illinois  
vs.  
[Illegible Name]  
Plaintiff  
vs.  
[Illegible Name]  
Defendant

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Complaint  
No. [Illegible]  
Filed for [Illegible] at [Illegible] in the County of Cook, State of Illinois, on this [Illegible] day of [Illegible] 19[Illegible].

That the plaintiff is the owner of the premises described in the attached exhibit, to-wit: [Illegible] and that the defendant is in possession of the same.

That the defendant's possession of the premises is wrongful and that the plaintiff is entitled to possession of the same.

That the plaintiff seeks recovery of the premises and costs of suit.

Witness my hand and the seal of said Court at Chicago, Illinois, this [Illegible] day of [Illegible] 19[Illegible].

[Illegible Signature]

County Clerk

Subscribed and sworn to before me this [Illegible] day of [Illegible] 19[Illegible].

[Illegible Signature]

Notary Public

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and voluntary act of River Forest State Bank and Trust Company as described, for the uses and purposes set forth in the instrument.

Given under my hand and notarial seal this 20th day of August, 1987.

  
\_\_\_\_\_  
Notary Public

My Commission Expires: 4/24/90



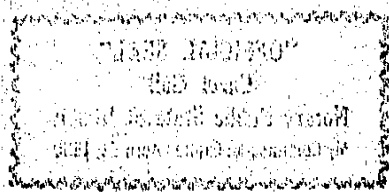
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is hereby certified that the above is a true and correct copy of the original as the same appears on the records of the County Clerk of Cook County, Illinois.

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## EXHIBIT A

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THAT PART OF BLOCK 18, IN THE CANAL TRUSTEES' SUBDIVISION OF THE SOUTH FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED BY A LINE, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE SOUTH LINE OF SAID BLOCK 18, 118.5 FEET, EAST OF THE SOUTH WEST CORNER THEREOF; THENCE EAST, ALONG THE SOUTH LINE OF THE SAID BLOCK, 17.41 FEET; THENCE NORTH, 100.5 FEET, TO A POINT, 162.25 FEET WEST OF THE EAST LINE OF THE SAID BLOCK; THENCE WEST, 17.35 FEET, THENCE SOUTH, 100.5 FEET, TO THE POINT OF BEGINNING, IN COOK, COUNTY, ILLINOIS.

<sup>E.V.O.</sup>  
Permanent Tax Index No. 17-03-223-019

*14 East Pearson Street  
Chicago, Ill.*

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IN WITNESS WHEREOF

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THE STATE OF ILLINOIS, COUNTY OF COOK, ss. I, Clerk of said County, do hereby certify that the within and foregoing is a true and correct copy of the original as the same appears in the records of said County.

*[Handwritten Signature]*  
Clerk of Cook County

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