M002015 2/86

## UNOFFICIAL COPY 87354575

ASSIGNMENT OF RENTS

KNOW ALL MEN BY THESE PRESENTS, that the undersigned,

Joan C. Junkus and Kevin C. Spencer, husband and wife of the Village of Riverside County of Cook

and State of Illinois

in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations, in hand paid, the receipt whereof is hereby acknowledged, do hereby sell, assign, transfer and set over unto Olympic Mortgage Corp, and/or its assigns , a corporation organized and existing under the laws of the State of Illinois (hereinafter referred to as the Association) 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 occupany of any part of the following described premises: That part of lot 1378 lying Southerly of a line drawn from a point on the Northerly and Southerly lines of said lot 1378 to a point on the Easterly 24hy of said lot equidistant from the Northerly and Southerly lines thereof in Block 38 in the Third Division of Riverside in Section 25, Toynship 39 North, Range 12, East of the Third Principal Meridian, in Crok County, Illinois. 15-25-304-041X P.A. 421 Repton Road It being the intention of the undersigned to hereby establish an absolute transfer and assignment of all such leases and agreements and all the avails thereunder unto the As occurring, whether the said leases or agreements may have been heretofore or may be hereafter made or agreed to, or which may be made in agreed to by the Association under the power herein granted.

The undersigned do hereby irrevocably approach the said Association their agent for the management of said property, and do hereby authorize the Association to let and re- et said premises or any part thereof, according to its own discretion, and to bring or defend any suits in connection with said premises it, it 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 deep, proper or advisable, and to do anything in and about said premises that the undersigned might do, hereby ratifying and confirming in thing and everything that the Association may do. It being understood and agreed that the said Association's mill 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 and the care and management of said premises, including taxes and assessments which may in its judgment be deemed proph and advisable, hereby ratifying and confirming all that said Association may do by virtue hereof. It being further understood and agreed that in the event of the exercise of this assignment, the undersigned will pay rent for the premises occupied by them at a rate part wouth fixed by the Association, and a failure on their part 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 inute to the benefit of the heirs, executors, administrators, successors and assigns of the parties hereto and shall be construct as a covenant running with the land, and shall continue in full force and effect until all of the indebtedness or liability of the unders great to the said Association shall have been fully paid, at which time this assignment and power of attorney shall terminate. It is understood and agreed that the Association will not exercise any of its rights under this Assignment until after default in the payment of any indebtedness or liability of the undersigned to the Association. IN WITNESS WHEREOF, the undersigned have hereunto set their hands and scals, this 22nd day A.D. 19 87 . of Sen C. Junkus (SEAL) X Spencer (SEAL) STATE OF 111 inois COUNTYLOF ...... a Notary Public in and for said County, in the State aforesaid, DO HEREBYTSERTIFY THAT Joan C. Junkus and Kevin C. Spencer, husband and wife personally known to me to be the same person a whose name a 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 volugary act, for the uses and purposes therein set forth. 22nd June GIVEN under my hands and Notarial Seal, this 12.0015

Box 488

Loan No.

11-111668-0

Assignment of Rents

Joan C. Junkus and Kevin C. Spencer

ç

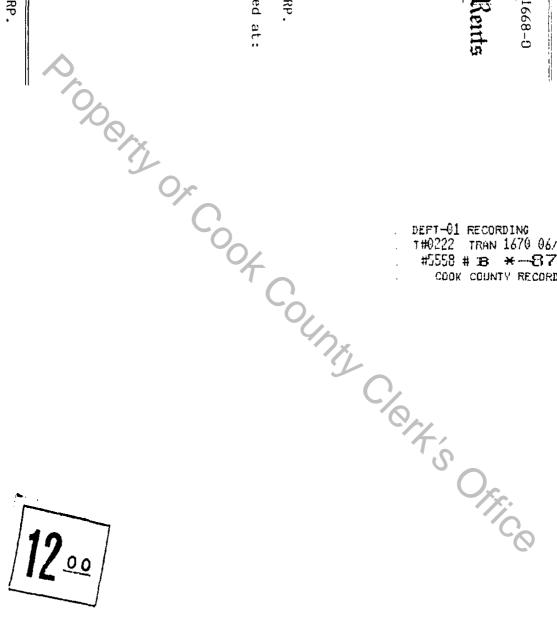
OLYMPIC MORIGAGE CORP.

upon property located at:

421 Reptin Road Riverside, IL 60546

DEFT-01 RECORDING \$12.00 T#0222 TRAN 1670 06/29/87 14:34:00 #5558 # 38 \*-87-354575 COOK COUNTY RECORDER

87354575



715 PLAINFIELD, WILLOWBROOK, IL 60521 OLYMPIC MORIGAGE CORP.

87354575