

## ASSIGNMENT OF RENTS

Know all men by these presents that Jozef Filip and Janina Filip, his wife, and in consideration of the premises and of One Dollar (\$1.00) in hand paid, the receipt of which is hereby acknowledged, does hereby sell, assign, transfer, and set over unto River Grove Bank & Trust Company 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 any letting of, or any agreement for the uses 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 hereinafter of 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 and especially those certain leases and agreements now existing upon the property described as follows:

LOT 14 IN BLOCK 45 IN THE VILLAGE OF JEFFERSON IN SECTION 9, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 4921 N. Lester, Chicago, Cook County, Illinois  
60630

Permanent Index Number: 13-09-318-007 and 13-09-318-008

and does authorize irrevocably River Grove Bank & Trust Company in its own name 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 lease or agreement, 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 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, at its discretion, hereby granting full power and authority to exercise each and every right, privilege and power herein granted at any and all times hereafter without notice to the grantor herein, its successors and assigns, and further, with power to use and apply said avails, rents, issues and profits to the payment of any indebtedness or liability of the undersigned to the said River Grove Bank & Trust Company or its agents, 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 encumbrances, if any, which may be in its judgment deemed proper and advisable.

This instrument is given to secure payment of the principal sum and interest of or upon a certain loan for Forty Two Thousand and No/100 (\$42,000.00) Dollars secured by a Mortgage dated the

88-41138

## ASSIGNMENT OF RIGHTS

Know all men by these presents that Joseph Philip and his wife, Ella, his wife, and in consideration of the present cash payment of \$21.00 (in hand paid), the receipt of which is hereby acknowledged, have hereby sold, assigned, transferred, and conveyed unto River Grove Bank & Trust Company its successors and assigns all the certain, issues and benefits 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 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 hereunder of the power herein granted, it being the intent and purpose to hereby establish an absolute transfer and assignment of all the certain, issues and benefits and all the aforesaid premises and the same lease and agreements and especially those certain issues and benefits now existing upon the property described as follows:

LOT 14 IN BLOCK 44 IN THE VILLAGE OF JEFFERSON IN TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 4921 N. Leister, Chicago, Cook County, Illinois. 00000

Permanent Index Number 13-09-318-007 and 13-09-318-008

and does authorize irrevocably River Grove Bank & Trust Company in its own name to collect all of said aforesaid, issues and benefits arising or accruing at any time hereafter, and to use the same or that may hereafter become due under each and every lease or agreement, written or verbal, existing or to be hereafter made, for said purposes, and to use such moneys solely for the payment of the principal of any loan or loans made by the said River Grove Bank & Trust Company to the said assignee, or to secure and maintain possession of said premises, or to secure and to fill any and all vacancies in the same, or to lease or let any portion of said premises as a part of its business, or to exercise any other right, privilege or authority to exercise each and every right, privilege or authority herein granted at any and all times hereafter without limitation. The assignor hereby, its successors and assigns, and assigns, power to use and apply said aforesaid, issues and benefits, and the payment of any indebtedness or liability of the said assignee to the said River Grove Bank & Trust Company, or to any other person or to become due, or that may hereafter be incurred, or to the payment of all expenses and the costs and charges of said premises, including taxes and assessments, and to the payment of all expenses, if any, which may be incurred by the said assignee and its assigns.

This instrument is given to secure payment of the principal of and interest of or upon a certain loan for \$21.00 (Twenty One Dollars) secured by a mortgage.

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This assignment shall be operative only in the event of a default in the payment of principal and interest secured by said Mortgage or in the event of a breach of any of the covenants in said Mortgage contained.

(X) Josef Filip

(X) Janina Filip

**\$12.25**

7/11/11 TRAN 7529 09/27/88 15:51:00

83243 # A \* -38-444428

COOK COUNTY RECORDER

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

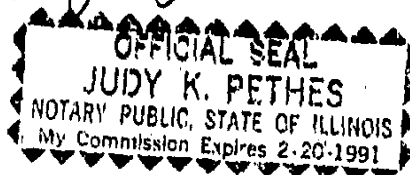
I, Judy Kay Pethes, a Notary Public, in and for said County in the State aforesaid, do hereby certify that Jozef Filip and Janina Filip, his wife, who is personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 24th day of September, 1988.

My Commission expires:

Prepared by and mail to:  
Judy Kay Pethes  
River Grove Bank & Trust Company  
8383 W. Belmont Avenue  
River Grove, Illinois 60305

Judith Kay Kell  
Notary Public



88444428

-88-441128

# UNOFFICIAL COPY

with day of September, 1988, conveying and mortgaging certain real estate and premises hereinafter described to Trust Company and this instrument shall remain in full effect until said loan and the interest thereon and all costs and charges which may have accrued under said loan have been paid.

This assignment shall be operative only in the event of default in the payment of principal and interest secured by this mortgage or in the event of a breach of any of the covenants in said mortgage contained.

Dated at River Grove, Illinois on  
this 12th day of September, 1988.

(X) \_\_\_\_\_  
Judy Kay

(X) \_\_\_\_\_  
Judy Kay

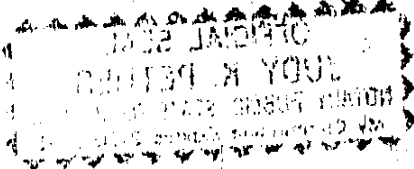
STATE OF ILLINOIS

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COUNTY OF COOK (X)

I, Judy Kay, being a legally qualified person, do hereby certify that I am the wife of \_\_\_\_\_, who is personally known to me and whose name appears on the \_\_\_\_\_, and that I have signed and delivered the said \_\_\_\_\_ as their own free and voluntary act, for the purpose and to the effect therein set forth.

Given under my hand and notarial seal, this 12th day of September, 1988.



Prepared by and filed for:  
Judy Kay  
River Grove Bank & Trust Company  
8122 W. Belmont Avenue  
River Grove, Illinois 60068