

UNOFFICIAL COPY

THIS INSTRUMENT WAS PREPARED BY: Robert Janik, One S. Dearborn,
Chicago, IL 60603 - Phone 977-5000

ASSIGNMENT OF RENTS

CITICORP SAVINGS

Corporate Office
One South Dearborn Street
Chicago, Illinois 60603
Telephone (1 312 977 5000)

KNOW ALL MEN BY THESE PRESENTS, that the undersigned,

88092571

LASALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION

of the City of Chicago County of COOK and
State of Illinois, not personally but as Trustee under the provisions of a Trust Agreement dated FEBRUARY 18TH, 1988 and
known as Trust No. 113023, in consideration of a loan in the amount of ONE HUNDRED SEVENTY
TWO THOUSAND AND 00/100----- dollars (\$ 172,000.00)

evidenced by a promissory note and secured by a mortgage, both instruments bearing even date herewith, and other good and valuable consideration, does hereby sell, assign, transfer and set over unto Citicorp Savings of Illinois, A Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States, or to its successors and assigns, (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 and whether now existing or hereafter executed, or any letting of or any agreement for the use or occupancy of any part of the following described premises:

PARCEL 1: THE EAST 41.38 FEET OF THE WEST 92.09 FEET OF A TRACT OF LAND BEING THAT PART OF THE EAST 840.40 FEET, EXCEPT THE EAST 223 FEET THEREOF, OF THE NORTH 20 ACRES OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 23, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE EAST 840.40 FEET OF THE NORTH 20 ACRES OF SAID QUARTER, QUARTER SECTION; THENCE DUE EAST (BEING AN ASSUMED BEARING FOR THIS LEGAL DESCRIPTION) ALONG THE SOUTH LINE OF SAID NORTH 20 ACRES, 543.71 FEET (SAID SOUTH LINE BEING PARALLEL WITH THE NORTH LINE OF SAID QUARTER, QUARTER SECTION); THENCE DUE NORTH I.D. # 424.53 FEET TO A POINT FOR A POINT OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED; THENCE DUE WEST 140.80 FEET; THENCE DUE NORTH 57 FEET; THENCE DUE EAST 140.80 FEET; THENCE DUE SOUTH 57 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENTS DATED APRIL 2, 1976 AND RECORDED APRIL 7, 1976 AS DOCUMENT NUMBER 23443254 AND SUPPLEMENT TO DECLARATION OF EASEMENTS RECORDED ON AUGUST 17, 1977 AS DOCUMENT NUMBER 24062165 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

IT IS UNDERSTOOD AND AGREED THAT THE ASSOCIATION WILL NOT EXERCISE ANY OF ITS RIGHTS UNDER THIS ASSIGNMENT UNTIL AFTER DEFAULT UNDER THE TERMS OF THE AFORESAID PROMISSORY NOTE AND MORTGAGE.

It is the intention of the undersigned hereby to establish an absolute transfer and assignment of all such leases and agreements and all the avails thereunder unto the Association, whether such leases or agreements 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.

The undersigned does hereby irrevocably appoint the Association the agent of the undersigned and consent that the Association assume the management of said property, and may let and re-let said premises or any part thereof, according to its own discretion, and bring or defend any suits in connection with said premises in its own name, or in the name of the undersigned, as it may consider expedient, and 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 Association may do.

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③ Check 51163906

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ASSIGNM

KNOW ALL M

LASALI

of the State of Illinois, known as Trust TWO T

evidenced by a consideration, d corporation org. (Association), all verbal and what described premi

SEE ATTACHED LEGAL

I. D. # 08-23-201-064

more commonly known as:

309 HAWTHORN CIRCLE, MOUNT PROSPECT, IL 60056

145266889

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Property of Cook County Clerk's Office

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IT IS UNDERSTOOD AND AGREED THAT THE ASSOCIATION WILL NOT EXERCISE ANY OF ITS RIGHTS UNDER THIS ASSIGNMENT UNTIL AFTER DEFAULT UNDER THE TERMS OF THE AFORESAID PROMISSORY NOTE AND MORTGAGE. It is the intention of the undersigned hereby to establish an absolute transfer and assignment of all such leases and agreements and all the avals thereunder into the Association, whether such leases or agreements 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. The undersigned does hereby irrevocably appoint the Association the agent of the undersigned and consent that the Association assume the management of said property, and may let and re-let said premises or any part thereof, according to its own discretion, and bring or defend any suits in connection with said premises in its own name, or in the name of the undersigned, as it may consider expedient, and 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 Association may do.

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It is understood and agreed that the Association may use and apply the avails, issues and profits toward the payment of any present or future indebtedness or liability of the undersigned to the 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, assessments and insurance premiums which may in its judgment be deemed proper and advisable, and the undersigned does hereby ratify and confirm all that the Association may do by virtue hereof. This assignment 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 Association shall be fully paid, at which time this assignment 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.

THIS ASSIGNMENT is executed by the undersigned Trustee, not personally but as Trustee under the terms of the aforesaid Trust Agreement, and it is expressly understood and agreed by the parties hereto, anything herein to the contrary notwithstanding, that each and all of the covenants, undertakings and agreements herein made are made and intended, not as personal covenants, undertakings and agreements of the Trustee in its individual corporate capacity, but as covenants, undertakings and agreements of the Trustee acting solely in the exercise of the powers conferred upon it as such Trustee, and no personal liability or personal responsibility is assumed by, nor shall at any time be asserted or enforced against the Trustee in its individual corporate capacity, or against any agent or employee of the said Trustee, on account hereof, or on account of any covenant undertaking or agreement herein contained, either expressed or implied, all such personal liability, if any, being hereby expressly waived and released by the parties hereto or holders hereof, and by all persons claiming by or through or under said parties or holders; and any of said parties or holders shall look solely to the real estate herein described, and the avails, issues and profits thereof or therefrom.

-88-092571

DEPT-01 \$13.00
T#444 TRAN 0907 03/03/88 10:51:00
#0747 # D * -88-092571
COOK COUNTY RECORDER

IN WITNESS WHEREOF, LASALLE NATIONAL BANK
not personally but as Trustee as aforesaid, has caused these presents to be signed by its Assistant Vice
President and its corporate seal to be hereunto affixed and attested by its Assistant Secretary this 19TH
Day of FEBRUARY, A.D., 19 88

LASALLE NATIONAL BANK
A NATIONAL BANKING ASSOCIATION
not personally, but as trustee as aforesaid

ATTEST:

By: [Signature]
Its: Assistant Secretary

By: [Signature]
Its: Assistant Vice President

STATE OF ILLINOIS)
COUNTY OF COOK) SS:

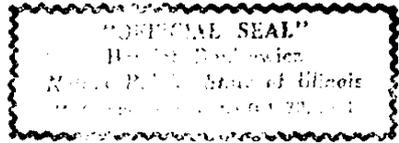
I, Harriet Denisewicz, a Notary Public in and for the said County in the State aforesaid, Do HEREBY CERTIFY THAT Corinne Bek, personally known to me to be the Assistant Vice President and Rita Slima Helter, Assistant Secretary respectively of La Salle National Bank in which name, as Trustee, the above and foregoing instrument is executed, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act and as the free and voluntary act of said corporation, as Trustee as aforesaid, for the uses and purposes therein set forth, and caused the corporate seal of said corporation to be thereto affixed.

GIVEN under my hand and Notarial Seal this 22nd day of February, A.D., 19 88

My Commission Expires:

[Signature]
Notary Public

CITICORP SAVINGS FORM 1306-A PAGE 2



13.00

Box 165

MSB 00-098133-2

ASSIGNMENT OF RENT

Box 165 - Cook County Recorder

One Dearborn Street
Chicago, Illinois 60603

Citicorp Savings of Illinois
A Federal Savings and Loan Association

Upon Property Located at:

309 HAWTHORN CIRCLE
MOUNT PROSPECT, IL 60056

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Chicago, Illinois 60603
Telephone (1 312 977 5000)

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