

# UNOFFICIAL COPY

ASSIGNMENT OF RENTS 88379092

Know all men by these presents, that American National Bank & Trust Company of Chicago, not personally but as Trustee Under Trust Agreement dated June 20, 1988 and known as Trust Number 105755-04

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 SOUTH SHORE BANK, 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:

lots 27, 28 and 29 in block 1 in south Shore Park, a Subdivision of the West Half (1/2) of the Southwest Quarter (except streets) in Section 30, Township 38 North, Range 15 East of the Third Principal Meridian in Cook County, Illinois P.I.N.# 21-30-303-011 Commonly known as 7526-36 S. Colfax, Chicago, Illinois

This instrument is created by AMERICAN NATIONAL BANK AND TRUST COMPANY of Chicago, Illinois, as Trustee Under Trust Agreement dated June 20, 1988 and known as Trust Number 105755-04, in consideration of the sum of One Dollar (\$1.00) in hand paid, the receipt of which is hereby acknowledged, to assign, transfer, and set over unto SOUTH SHORE BANK, 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:

88379092

PROPERTY OF SOUTH SHORE BANK

and does authorize irrevocably the above mentioned SOUTH SHORE BANK 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 SOUTH SHORE BANK, 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 judgement deemed proper and advisable.

This instrument is given to secure payment of the principal sum and interest of or upon a certain loan for Two Hundred Twenty Three Thousand Two Hundred Fifty and 00/100 (\$223,250.00) Dollars secured by a Mortgage or Trust Deed dated the 31st day of June, 19 88, conveying and mortgaging the real estate and premises hereinabove described to Chicago Title and Trust Company

and this instrument shall remain in full force and effect until said loan and the interest thereon and all other costs and charges which may have accrued under said Mortgage or Trust Deed have fully been paid.

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

IN WITNESS WHEREOF I/WE have hereunto set MY/OUR Hand and Seal at

Chicago, Illinois, this 30th day of June, 19 88.

American National Bank and Trust Company of Chicago  
NOT INDIVIDUALLY BUT SOLELY AS TRUSTEE  
UNDER TRUST NO. 105755-04

BY [Signature] (SEAL)  
Second Vice President

[Signature] (SEAL)  
ASSISTANT SECRETARY

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STATE OF ILLINOIS )  
COUNTY OF COOK )

DEPT-01 \$12.00  
T#1111 TRAN 2998 08/19/88 14:41:00  
#7346 # A \* 88-379092  
COOK COUNTY RECORDER

KULA DAVIDSON

I, \_\_\_\_\_, a Notary Public  
in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY

THAT Peter Johansen SECOND VICE PRESIDENT

T. MICHAEL WISLAN who personally

known to me to be the same person whose name \_\_\_\_\_ subscribed to  
the foregoing Instrument, appeared before me this day in person and acknowledge  
that \_\_\_\_\_ signed, sealed and delivered the said Instrument as \_\_\_\_\_  
free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this \_\_\_\_\_ day of JUL 12 1988,  
19 \_\_\_\_\_.

*Kula Davidson*  
\_\_\_\_\_  
Notary Public

This Instrument prepared by:

*JAMES J. PMUGLOF  
SOUTH SHORE BANK  
7054 S. JEFFERY  
CHICAGO, IL 60649*

3732895

MAIL TO:

THE SOUTH SHORE BANK OF CHICAGO  
Attention: Real Estate  
7054 South Jeffery Blvd.  
Chicago, IL 60649

HARRY BUSBY COUNSELLOR  
REGISTRAR OF TITLES  
JUL 19 1988  
3732895

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*W M 11/19/82*

12.00

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