

INDIVIDUAL OR CORPORATION

UNOFFICIAL COPY

ASSIGNMENT OF RENTS

Loan No. 9702-10 ban

MAIL TO:

FIRST FEDERAL SAVINGS & LOAN

ASSOCIATION OF WESTCHESTER

2001 S. AMERSON ROAD

WESTCHESTER, ILL. 60151-4501

KNOW ALL MEN BY THESE PRESENTS, that whereas,

Raymond D. Bliss and Pamela Bliss, his wife

60151-4391
Westchester, Illinois

of the Village of LaGrange Park, County of Cook, and

State of Illinois, in order to secure an indebtedness of One Hundred Twenty Three Thousand

Five Hundred and 00/100 Dollars (\$ 123,500.00)

executed a mortgage of even date herewith, mortgaging to

First Federal Savings and Loan Association of Westchester

the following described real estate:

Lot 5 (except the North 5 Feet thereof) in Block 1 in Richmond's Addition to La Grange

in Section 33, Township 39 North, Range 12 East of the Third Principal Meridian, in

Cook County, Illinois. Permanent Index No. 15-33-322-014

Commonly Known As: 426 North La Grange Road La Grange Park, Illinois 60525

and, whereas, First Federal Savings and Loan Association of Westchester is the holder of said mortgage and the rate secured thereby:

NOW, THEREFORE, in order to further secure said indebtedness, and as a part of the consideration of said transaction, the undersigned Raymond D. Bliss and Pamela Bliss, his wife

hereby assign, transfer and sets over unto First Federal Savings and Loan Association of Westchester

hereinafter referred to as the Association, and/or its successors and assigns, all the rents now due or which may hereafter become due under or by virtue of any lease, either oral or written, or any letting of, or any agreement for the use or occupancy of any part of the premises herein described, which 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, it being the intention hereby to establish an absolute transfer and assignment of all such leases and agreements and all the avails hereunder unto the Association and especially those certain leases and agreements now existing upon the property hereinabove described.

The undersigned, do hereby irrevocably appoint the said Association the agent of the undersigned for the management of said property, and do hereby authorize the Association to let and re-let said premises or any part thereof, according to its own discretion, and to bring or defend any suits in connection with said premises in its 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 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 said Association may do.

It is understood and agreed that the said Association shall 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 for the care and management of said premises, including taxes, insurance, assessments, usual and customary commissions to a real estate broker for leasing said premises and collecting rents and the expense for such attorneys, agents and servants as may reasonably be necessary.

It is understood and agreed that the Association will not exercise its rights under this Assignment until after default in any payment secured by the mortgage or after a breach of any of its covenants.

It is further understood and agreed, that in the event of the exercise of the assignment, the undersigned will pay rent for the premises occupied by the undersigned at the prevailing rate per month for each room, and a failure on the part of the undersigned 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 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 said Association shall have been fully paid, at which time this assignment and power of attorney 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.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals this 27th day of January, A. D., 19 89.

Raymond D. Bliss (SEAL)
Pamela Bliss (SEAL)

STATE OF ILLINOIS)
COUNTY OF Cook) ss.

I, Gregg P. Goossens, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Raymond D. Bliss and Pamela Bliss, his wife

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, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal, this 27th day of January, A. D., 19 89.

NOTARIAL SEAL
Gregg P. Goossens
Notary Public in and for Illinois
My Commission Expires 09/30/91

[Signature]
Notary Public

THIS INSTRUMENT WAS PREPARED BY Edward A. Metzger, Attorney at Law 2121 Mannheim Road Westchester, Illinois 60151-4391
Title Order # 2725/1

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UNOFFICIAL COPY

Assignment of Rents

Box

TO

Loan No. _____

MAIL TO:
FIRST FEDERAL SAVINGS & LOAN
 Association of Westchester
 2121 S. MARKHAM RD.
 WESTCHESTER, IL 60154-4391

96225068



Property of Cook County Clerk's Office

DEPT-01 RECORDING 13:41:00
 13:22:22 TRAN 3748 02/02/89
 * 189-0522296
 47518 * E
 COOK COUNTY RECORDER

96225068

Notary Public

GIVEN under my hand and notary seal, this _____ day of _____, A. D., 19____, _____ of said Corporation, did affix the corporate seal of said Corporation, for the uses and purposes therein set forth.

and the said _____ Secretary then and there acknowledged that _____ as custodian of the corporate seal and the said _____ Secretary, respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said Corporation, for the uses and purposes therein set forth.

tion, who are personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such and _____ Secretary of said Corpora-

President of _____ a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT

STATE OF ILLINOIS }
 COUNTY OF _____ }
 SS.

By _____ Secretary
 _____ President

ATTEST

President and its corporate seal to be here-
 unto affixed and attested by its Secretary this _____ day of _____, A. D., 19____.

IN TESTIMONY WHEREOF, the undersigned