

# UNOFFICIAL COPY Assignment of Rents COPY

89083775

KNOW ALL MEN BY THESE PRESENTS, that PIONEER BANK & TRUST COMPANY, not personally, but as Trustee under the Provisions of a deed or deeds in trust duly recorded

and delivered to said Company in pursuance of a Trust Agreement dated 12/1/88, and known as Trust No. 25 086 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

## FIRST SUBURBAN NATIONAL 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 grantor hereunder 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 39 and 40 in Block 14 in Garfield, a Subdivision of the Southeast 1/4 of Section 34, Township 40 North, Range 13, East of the Third Principal Meridian, Except the West 307 Feet of the North 631.75 Feet and the West 333 Feet of the South 1,295 Feet Thereof in Cook County, Illinois.

Permont Tax I.D. # 13-34-410-024

and does authorize irrevocably the above mentioned

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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 of 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

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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 FIFTY FIVE THOUSAND Dollars secured by a Mortgage or Trust Deed dated the 20 day of February, 1989, conveying and mortgaging the real estate and premises hereinabove described to

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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.

This Assignment of Rents is executed by PIONEER BANK & TRUST COMPANY, as Trustee, under the exercise of the authority conferred upon it as said Trustee, and no personal liability or responsibility shall be assumed by, nor at any time be asserted or enforced against it, its agents or employees on account hereof, or on account of any promises, covenants, undertakings or agreements herein or in said Note contained, either expressed or implied; all such liability, if any being expressly waived and released by the mortgagee or holder or holders of said Note and by all persons claiming by, through or under said mortgage or the holder or holders, owner or owners of said Note and by every person now or hereafter claiming any right or security thereunder. It is understood and agreed that PIONEER BANK & TRUST COMPANY, individually, or as Trustee shall have no obligation to see to the performance or non-performance of any of the covenants, or promises herein contained, and shall not be liable for any action or non-action taken in violation of any of the covenants herein contained. It is further understood and agreed that the Trustee is not entitled to receive any of the rents, issues, or profits of or from said trust property, and this instrument shall not be construed as an admission to the contrary.

Dated at Chicago, Illinois, this 20th day of February, 1989

PIONEER BANK & TRUST COMPANY, not personally, but as Trustee as aforesaid

BY

Vice President

ATTEST

Assistant Secretary

F 230 (Rev. 3/76)

STATE OF ILLINOIS } SS.  
COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named Vice President and Assistant Secretary of the PIONEER BANK AND TRUST COMPANY, personally known to me to be the said persons whose names are subscribed to the foregoing instrument as such Vice President and Assistant 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; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said Corporation, caused the corporate seal of said Corporation to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said Corporation for the uses and purposes therein set forth.

Document Number

OFFICIAL SEAL  
RENA M. PHILLIPS  
Notary Public, State of Illinois  
My Commission Expires 4-4-89

Given under my hand and Notarial Seal this 21st day of February, 1989.

Notary Public

DELIVERY INSTRUCTIONS  
NAME FIRST SUBURBAN NATIONAL  
STREET BANK  
CITY 150 S. 5th Ave  
Maywood, IL 60153  
OR  
RECORDER'S OFFICE BOX NUMBER

FOR INFORMATION ONLY  
INSERT STREET ADDRESS OF ABOVE  
DESCRIBED PROPERTY HERE

1842 N. Tripp Ave.  
Chicago, IL



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Property of Cook County Clerk's Office

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. COOK COUNTY RECORDER

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