

UNOFFICIAL COPY

F. 2021 R. 3/77 ASSIGNMENT OF RENTS

1307463
72-13-315 D3
5000

and recorded in the Recorder's Office of Cook County, Illinois, conveying the real estate and premises hereinabove described. 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 or may hereafter accrue under said Trust Deed or Mortgage have been fully paid.

This assignment shall not become operative until a default exists in the payment of principal or interest or in the performance of the terms or conditions contained in the Trust Deed or Mortgage herein referred to and in the Note or Notes secured thereby.

Without limitation of any of the legal rights of Assignee as the absolute assignee of the rents, issues and profits of said real estate and premises above described, whether before or after the date of this assignment, it is agreed that in the event of any default under the Trust Deed or Mortgage above described, whether before or after the date of this assignment, Assignee shall be entitled to take actual possession of the real estate and premises hereinabove described, or of any part thereof, personally or by agent or attorney, as for condition broken, and may, with or without force, and with or without process of law, and without any action on the part of the holder of the note or notes secured by said Trust Deed or Mortgage, enter upon, take, and maintain possession of all or any part of said real estate and premises hereinabove described together with all documents, books, records, papers, and accounts relating thereto, and may execute the assignment, its beneficiaries or their agents or servants, while the trust and management and control of the mortgage property, from time to time, cause to be made all necessary or proper repairs, renewals, replacements, alterations, additions, and improvements, and all payments which may be made for taxes, assessments, insurance, and prior or proper charges on the said real estate and premises, or any part thereof, including the just and reasonable compensation for the services of the Assignee and of the Assignee's attorney, agents, clerks, servants, and others employed by Assignee in connection with the operation, management, and control of the mortgage property, and the conduct of the business thereof, and such further sums as may be sufficient to indemnify the Assignee against any liability, loss, or damage on account of any matter or thing done in good faith in pursuance of the rights and powers of Assignee hereunder, the Assignee shall apply any and all moneys arising as aforesaid in the payment of the following items in such order as said Assignee deems fit:

(1) Interest on the principal and unpaid interest on the note or notes secured by said Trust Deed or Mortgage, at the rate therein provided; (2) interest accrued and unpaid on the said note or notes; (3) the principal of said note or notes from time to time remaining outstanding and unpaid; (4) any and all other charges secured by or created under the said Trust Deed or Mortgage, including, but not limited to, the balance, if any, due to the Assignee.

89304547

June 29, 1989

as Trustee of Mortgages dated June 29, 1989

and recorded in the Recorder's Office of Cook County, Illinois, conveying the real estate and premises hereinabove described. 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 or may hereafter accrue under said Trust Deed or Mortgage have been fully paid.

This instrument is given to secure payment of the principal sum of Eighty Thousand Dollars, and interest upon a certain loan secured by Mortgage or Trust Deed to Chicago Title and Trust Company.

Summer National Bank of Sheldon, Sheldon, Illinois

Assignor may have heretofore made or agreed to, or may hereafter make or agree to, in which may be made or agreed to by the Assignee under the powers hereinafter granted, together with any rents, issues and income arising out of any agreement for the use or occupancy of the real estate and premises to which the beneficiaries of Assignor's said trust may be entitled; it being the intention hereof to make and establish hereby an absolute transfer, and assignment, of all such leases and agreements and all the rents, earnings, issues, income and profits thereunder, unto the Assignee herein, all relating to the real estate and premises situated in the County of _____ and State of Illinois, and described as follows, to wit:

_____ and State of Illinois, and described as follows, to wit:

_____ and State of Illinois, and described as follows, to wit:

_____ and State of Illinois, and described as follows, to wit:

Trust Agreement dated June 15, 1989 and known as its Trust Number 108-540-08

(hereafter called Assignor) in consideration of Ten Dollars (\$10.00) in hand paid, and of other good and valuable considerations, the receipt and sufficiency whereof are hereby acknowledged, does hereby make, transfer and set over unto

Know all Men by these Presents, that THE AMERICAN NATIONAL BANK AND TRUST COMPANY, Chicago, Illinois, not personally but as Trustee under the provisions of a Deed or Deeds in Trust duly recorded or registered and delivered to said Company in pursuance of a

American National Bank and Trust Company, Chicago, Illinois

89304547

12 00
June 29, 1989



ASSIGNMENT OF RENTS



Box No. _____

Assignment of Rents

CHICAGO TITLE AND TRUST COMPANY

CHICAGO TITLE AND TRUST COMPANY
111 West Washington Street
Chicago, Illinois 60602

COOK COUNTY, ILLINOIS
FILED FOR RECORD
JUN 29 1989
5 04 PM

89304547

89304547

REVIEWED

NAME Sara E. Sumner

STREET 230 E. Delaware Pl.

CITY Chicago, Illinois

INSTRUCTIONS OR

RECORDER'S OFFICE BOX NUMBER

BOX 333

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

THIS INSTRUMENT WAS PREPARED BY:

OFFICIAL SEAL
Notary Public in and for the State of Illinois
My Commission Expires 11/27/91

Date JUN 29 1989

STATE OF ILLINOIS,
COUNTY OF COOK,
American National Bank and Trust Company
and Trust Company

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named Assistant Vice President and Assistant Secretary of the American National Bank and Trust Company, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President and Assistant Secretary respectively, appeared before me this day in person and acknowledged that they signed and intended the said instrument as their own free and voluntary act and as the free and voluntary act of said Company for the use and purpose therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as Secretary of the corporate seal of said Company, had the corporate seal of said Company to be affixed to said instrument as said Assistant Secretary for the use and purpose therein set forth; and I, the undersigned, do hereby certify that the said instrument is a true and correct copy of the original instrument as the same was presented to me for recording and that the same has been duly recorded in the public records of the County and State aforesaid.

American National Bank and Trust Company
American National Bank and Trust Company
As Trustee as aforesaid, and not personally

By _____ Assistant Vice President

Attest _____ Assistant Secretary

THIS ASSIGNMENT OF RENTS, is executed by American National Bank and Trust Company, a corporation organized under the laws of the State of Illinois, and its Assistant Vice President and Assistant Secretary, as Trustee as aforesaid, and not personally, in and for the use and purpose therein set forth, and as the free and voluntary act of said Company for the use and purpose therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as Secretary of the corporate seal of said Company, had the corporate seal of said Company to be affixed to said instrument as said Assistant Secretary for the use and purpose therein set forth; and I, the undersigned, do hereby certify that the said instrument is a true and correct copy of the original instrument as the same was presented to me for recording and that the same has been duly recorded in the public records of the County and State aforesaid.

The release of the Trust Deed or Mortgage securing said note shall pro tanto operate as a release of this instrument.

This instrument shall be assignable by Assignee, and all of the terms and provisions hereof shall be binding upon and inure to the benefit of the respective executor, administrator, legal representatives, successors and assigns in each of the parties hereto.

The failure of Assignee, or any of the agents, attorneys, successors or assigns of the Assignee to enforce any of the terms, provisions and conditions of this agreement for any period of time, at any time or times, shall not be construed or deemed to be a waiver of any rights under the terms hereof but said Assignee or the agents, attorneys, successors or assigns of the Assignee shall have full right, power and authority to enforce this agreement, or any of the terms, provisions, conditions hereof, and exercise the powers hereunder, at any time or times that shall be deemed fit.

The release of the Trust Deed or Mortgage securing said note shall pro tanto operate as a release of this instrument.

UNOFFICIAL COPY

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Property of Cook County Office

part part of lots 37 and 38 in Mather and Tatt's addition to Chicago, said addition being a subdivision of that part of the South West 1/4 lying South of Wabansia Avenue and East of Milwaukee Avenue of Section 31, Township 40 North, Range 14 East of the Third Principal Meridian, described as follows:

Beginning at a point in the East line of said lot 37, 51.13 feet South of the North East corner thereof, thence West parallel to the North line of said lots 37 and 38, 39.77 feet; thence Southwesterly 8.53 feet to a point in the Southwesterly line of said lot 38, 61.15 feet Northwesterly of the South East corner of said lot 37, thence Southeasterly along the Southwesterly line of said lots 37 and 38, 61.15 feet to the South East corner of said lot 37, thence North along the East line of said lot 37, 47.66 feet more or less to the point of beginning, in Cook County, Illinois.

STREET ADDRESS: 2009 West Concord - rear of Chicago, Illinois
PERMANENT INDEX NUMBER: 14-31-332-040-0000

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