

4/20
89-06938 6770

PREPARED BY AND WRITTEN BY:
JENNIFER A. MURRELL
WESTBANK/NAPERVILLE
P.O. BOX 355
NAPERVILLE, ILLINOIS 60566

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ASSIGNMENT OF LEASES AND RENTS

For the purpose of further securing the Note dated JULY 26, 1989
made by PISCOPO, INC., AN ILLINOIS CORPORATION, AND EDWARD A. PISCOPO
payable to WESTBANK/NAPERVILLE
in the principal amount of TWENTY THOUSAND AND NO/100 DOLLARS
(\$ 20,000.00*)

secured by a A SECOND MORTGAGE ON PROPERTY COMMONLY KNOWN AS:
2336 WEST CHICAGO AVENUE, CHICAGO, ILLINOIS
bearing even date with said Note, whereby PISCOPO, INC.

WESTBANK/NAPERVILLE an Illinois
banking corporation, the real estate described in Exhibit A
hereto as well as securing the performance of borrower's
covenants under a Security Agreement and Guaranty of even date
with the Note, and in the consideration of the making by
WESTBANK/NAPERVILLE (hereinafter
called the "Bank"), of the loan evidenced by said Note, the
undersigned does hereby assign, transfer and set over unto the
Bank all the right, title and interest of the undersigned in, to
and under all leases of any and every kind, whether written or
verbal, now or hereafter existing with respect to said real
estate or any part thereof, together with all rents accrued and
to accrue and all other rents at any time arising out of said
real estate; hereby reserving to the undersigned the privilege of
collecting said rents as they become due for so long as there
shall be no default under said Note or said Mortgage or this
Assignment. This Assignment shall remain in full force and
effect until all indebtedness secured by said Mortgage has been
paid in full.

The undersigned does further hereby covenant and agree with the
Bank that until said indebtedness has been paid in full the
undersigned, upon the Bank's request, will furnish it true copies
of all leases and will make, sign and deliver to the Bank such
other and additional instruments as may be necessary, desirable
or convenient to enable the Bank to have, hold and enjoy its
rights as assignee of any and all leases at any time made and
entered into with respect to said real estate or any part thereof
and as assignee of all the rents at any time arising out of said
real estate.

Until the Bank shall notify the lessee or lessees under any lease
or leases of said real estate that there has been a default under
said Note or said MORTGAGE
or this Assignment, such lessee or lessees shall be entitled to
pay such rents as they become due to the undersigned.

In the event of any default under said Note or MORTGAGE
or _____
or this Assignment, the Bank shall have the right (but not the

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duty) to take whatever steps it may deem necessary, desirable or convenient to enforce or realize upon this Assignment and upon any additional instruments that may be given pursuant hereto. The Bank may in its discretion, in the names of the undersigned or otherwise, enforce performance of the covenants of the lessee or lessees under any lease, or leases, and the obligations of the tenant or tenants of said real estate, including covenants and obligations for payment of rent, but the Bank shall not be responsible for the performance of any of the covenants of the lessor or lessors of the lessee or lessees in said lease or collection of such rents, and shall be accountable only for the rents actually received by it. The bank may in its sole discretion apply any part or all of the rents collected by it on account of the interest or principal or both, of said Note or on account of any expenses relating to said real estate which the holder of said Note is authorized or privileged to pay by the provisions of said Assignment of Beneficial Interest.

If the Bank shall negotiate or transfer said Note, it may assign all its rights, title and interest hereunder to the holder or transferee of said Note, which thereupon shall have and may exercise all the rights, powers, privileges, immunities and discretions given hereunder to the Bank. This instrument shall be binding upon the heirs, executors, administrators, successors and assigns of the undersigned.

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If this instrument is signed by more than one person, all signers shall be jointly and severally liable hereunder and the terms "the undersigned" shall be taken to refer to each and all of the signers. Dated this 26TH day of JULY, 1989.

PISCOPO, INC
x [Signature]
EDWARD A. PISCOPO, PRESIDENT

x [Signature]
EDWARD A. PISCOPO, PERSONALLY

STATE OF ILLINOIS)

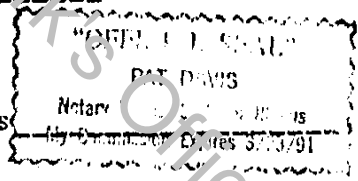
COUNTY OF Cook

I, The Undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Edward A. Pisco, personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he 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 official seal, this 26 day of July, 1989.

[Signature]
Notary Public

My Commission expires



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EXHIBIT "A"

LEGAL DESCRIPTION:

LOTS 33, 34, AND 35 IN THE SUBDIVISION OF THE SOUTH PART OF BLOCK 13 IN SUFFERN'S SUBDIVISION OF THE SOUTH WEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS:

2336 WEST CHICAGO AVENUE, CHICAGO, ILLINOIS

P.I.N.: 17-06-328-037

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. DEPT-01 RECORDING \$14.00
. T40008 TRAN 2475 DR/11/89 13:56:00
. 45735 # C # - 89 - 372965
. COOK COUNTY RECORDER

-89-372965

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PROPERTY

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