

UNOFFICIAL COPY

BFC FORMS SERVICE, INC.

No. 884
FEBRUARY 1986

ASSIGNMENT OF RENTS (ILLINOIS)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

90430591

KNOW ALL MEN BY THESE PRESENTS, THAT the Assignor, Bernice Gladstone as trustee under Trust Agreement dated September 23, 1986 known as Bernice Gladstone Trust and Albert M. Gladstone as Trustee under Trust Agreement dated September 23, 1986 known as Albert M. Gladstone Trust City of Chicago County of Cook and State of Illinois in consideration of One Dollar (\$1) and other valuable consideration in hand paid, the receipt of which is hereby acknowledged, does hereby sell, assign, transfer and set over unto the Assignee, The Bronson-Gore Bank in Prospect Heights of the City of Prospect Heights County of Cook and State of Illinois, his executors,

Above Space For Recorder's Use Only

administrators and assigns, all the avails, rents, issues and profits now due and which may hereafter become due under or by virtue of any lease, whether written or verbal, of any letting of, or any agreement for the use or occupancy of any part of the premises hereinafter described, which have been heretofore or may be hereafter made or agreed to, or which may be made or agreed to by the Assignor under 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 Assignee and especially those certain leases and agreements now existing as follows, to wit:

DATE OF LEASE	LESSEE	TERM	MONTHLY RENT
---------------	--------	------	--------------

COOK COUNTY ILLINOIS
FILED FOR RECORD

1990 SEP -5 PM 12:04

90430591

such rent being payable monthly in advance with respect to the premises described as follows, to-wit:

Lots 11 and 12 in Block 1 in Brockhausen and Fisher's First Addition to Edgewater in the East 1/2 of the North West 1/4 of Section 5, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Real Estate Index Number(s) 14-05-107-023-0000 14-05-107-024-0000

Address(es) of premises: 6306-6308 North Broadway, Chicago, IL

13.00

and the Assignor hereby irrevocably appoints the Assignee as his true and lawful attorney 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 the leases or agreements, written or verbal, existing or to hereafter exist, for said premises, and to use such measures, legal or equitable, as in his 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 his discretion, hereby granting full power and authority to exercise each and every the rights, privileges and powers herein granted at any and all times hereafter without notice to the Assignor, and further, with power to use and apply said avails, issues and profits to the payment of any indebtedness or liability of the Assignor to the Assignee, 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 incumbrances, if any, which may in said attorney's judgment be deemed proper and advisable, hereby ratifying all that said attorney may do by virtue hereof.

GIVEN under hand and seal this 30th day of August 19 90

Bernice Gladstone (SEAL)
Bernice Gladstone as Trustee under Trust Agreement dated September 23, 1986 known as Bernice Gladstone Trust

Albert M. Gladstone (SEAL)
Albert M. Gladstone as Trustee under Trust Agreement dated September 23, 1986 known as Albert M. Gladstone Trust

STATE OF Illinois

County of Cook a notary public in and for said County, in the State aforesaid, Do Hereby Certify that Bernice Gladstone and Albert M. Gladstone 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.

" OFFICIAL SEAL "
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 5/23/94

Given under my hand and official seal this 30th day of August 19 90

Notary Public

This instrument was prepared by Florica Gociman, 606 Milwaukee Avenue, Prospect Heights, IL 60070 and mail to:

(NAME AND ADDRESS)

Box 505

12-61-222 J
12-61-222 J