THIS INSTRUMENT WAS PREPARED BY:

Suzanne Spell

One South Dearborn Street

Chicago, IL 60603

ASSIGNMENT OF RENTS

LOAN#: 010040270

## CITICORP**O**SAVINGS

Corporate Office One South Dearborn Street Chicugo, Illimois 80603

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Tulophone (1 312 977 5000)

DEPT-01 RECORDING

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TH2222 TRAN 7398 10/05/90 10:39:00

COOK COUNTY RECORDER

ITASCA BANK AND TRUST COMPANY

City of the

υť Itasca County of

DuPage

and

State of Illinois, not permonally but as Trustee under the provisions of a Trust Agreement dated. AUGUST 16, 1990 known as Trust No.

10050

KNOW ALL MEN BY THESE PRESENTS, that the undersigned,

, in consideration of a loan in the amount of

and

TWO HUNDRED TWELVE THOUSAND AND NO/100

dollars(\$

dollars(\$ 212,000.00 )
evidenced by a promissory note and secured by a mortgage, both instruments bearing even date berowith, and other good and valuable consideration, does hereby sell, assign, ternsfer and set over unto Citieurp Savings of Illinois, A Federal Savings and Lean Association, a corporation organized and existing under the laws of the United States, or to its successors and assigns, (hereinafter referred to as the Association), all the rents, issues and profits (no) due and which may become due under or by virtue of any loase, whother written or verbal and whether now existing or beneather as cuted, or any letting of or any agreement for the use or excapancy of any part of the following doscribud premises:

PARCEL 1: LOT 3 IN F.R. MCKENZIE JUNIOR'S HANOVER TERRACE SUBDIVISION, BEING A SUBDIVISION OF PARTS OF SECTION 35 AND SECTION 36, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COCK COUNTY, ILLINOIS.

EASEMENTS FOR THE BENEFIT OF PARCEL ONE AS SHOWN ON THE PLAT OF F.R. PARCEL 2: MCKENZIE JUNIOR'S HANOVER TERRACE SUBDIVISION RECORDED MAY 16, 1969 AS DOCUMENT 20842837 AND REFERRED TO IN DECLARATION OF COMPNAMIS, CONDITIONS AND RESTRICTIONS DATED OCTOBER 16, 1969, AND REQUELED NOVEMBER 19, 1969 AS DOCUMENT 21017098 AND AS AMENDED BY DOCUMENT 88462067 AND AS CREATED BY AN INSTRUMENT WITH PLAT OF EASEMENTS MARKED "EXHIBITS A" ATTACYZD THERETO AMENDING THE PLAT OF HANOVER TERRACE SUBDIVISION RECORDED APRIL 10, 1970, AS DOCUMENT 21132384 FOR INGRESS AND EGRESS, DRIVEWAY AND PARKING OVER 1412 "EASEMENT AREAS" DEPICTED ON THE PLAT OF EASEMENTS MARKED "EXHIBIT A" ATTACHED TO COLUMENT 21132384, Option Office (EXCEPT THAT PART FALLING IN PARCEL ONE), ALL IN COOK COUNTY, ILLINOIS.

I.D.# 06-36-311-013

more commonly known as:

2320 Glendale Terrace Hanover Park, IL 60103

IT IS UNDERSTOOD AND AGREED THAT THE ASSOCIATION WILL NOT EXERCISE ANY OF ITS RIGHTS UNDER THIS ASSIGNMENT UNTIL AFTER DEFAULT UNDER THE TERMS OF THE AFORESAID PROMISSORY NOTE AND MORTGAGE.

It is the intention of the undersigned hereby to establish an absolute transfer and assignment of all such leases and agreements and all the avails thereunder unto the Association, whether such leases or agreements may have been heretellow or may be hereafter made or agreed to, or which may be made or agreed to by the Association under the power herein granted.

The undersigned does hereby irrevocably appoint the Association the agent of the undersigned and consent that the Association assume the management of said property, and may be and re-let said prentises or any part thereof, according to its own discretion, and bring or defend any suits in connection with said premises in its own name, or in the name of the undersigned, as it may consider expedient, and make such appairs to the premises that the undersigned might do, hereby ratifying and confirming anything and everything that the Association may do.

CITICORP BAVINGS FORM 35HE A PAGE 1/3

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It is understood and agreed that the Association may use and apply said avails, issues and profits toward the payment of any present or future indebtedness or liability of the undersigned to the Association, due or to become due, or that may hereafter be contracted, and also toward the payment of all expenses and the care and management of said premises including taxes, assossments and insurance promiums which may in its judgment be deemed proper and advisable, and the undersigned does hereby ratify and confirm all that the Association may do by virtue hereof. This assignment 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 Association shall be fully paid, at which time this assignment shall terminate.

The failure of the Association to exercise any right which it might exercise beraunder shall not be deemed a waiver by the Association of its right of exercise thereafter.

TRIS ASSIGNMENT is executed by the undersigned Trustee, not personally but as Trustee under the terms of the aforesaid Trust Agreement, and it is expressly understood and agreed by the parties hereto, anything herein to the contrary notwithstanding, that each and all of the covenants, undertakings and agreements herein made are made and intended, not as personal covenants, undertakings and agreements of the Trustee in its individual corporate capacity, but as covenants, undertakings and agreements of the Trustee acting solely in the exercise of the powers conferred upon it as such Trustee, and no personal liability or personal responsibility is assumed by, not shall at any time be asserted or enforced against the Trustee in its individual corporate capacity, or against any agent or amployee of the said Trustee, on account hereof, or on account of any covenant undertaking or agreement herein contained, either expressed or implied, all such personal liability, if any, being hereby expressly waived and released by the parties bereto or helders berent, and by all persons claiming by or through or under said parties or holders; and any of said parties or holders shall look solely to the real estate herein described, and the avails, issues and profits thereof or

ITASCA BANK AND TRUST IN WITHESS WHEREOF, not personally but as Trustee us after did, has caused these processors and its corporate seal to by hyreunto affixed and atter	source to be signed by its. Trust Officer	
Day of September 14th , A.D., 10 90	ITASCA BANK AND TRUST COMPANY	
Co	not personally, but as trustee as aferosald	
By: Scald M. Frield  Assistant Secretary	Its: Trust Officer	
STATE OF ILLINOIS ) SS: COUNTY OF DuPage )	Chi.	
be the Trust Officer Itasca Bank & Trust officer Itasca Bank & Trust of Itasca Bank & Trust	secured, appeared before me this day in person and acknowledged that ity act and as the free and voluntary act of said correctation, as Tradit	hip to
GIVEN under my hand and Notarial Seaf this 14th	day of September , A.D. 1990	•
My Commission Expires: June 5, 1992	Jolenn Miny Public /	
E HOAT A SEEC MHOT EDNIVABINOUTID	Jo Ann M. Toppe Rotary Public, State of Illinois My Commission Expires 6/5/92	
BOX 165 ASSIGNMENT OF RENTS LOAMS: 0100A0270 STASCA BANK AND TRUST COMPANY	Citicarp Savings of Illinois A Faderal Savings and Lean Asi Upon Property Lecated at: 1320 Glendale Terrace 4anover Park, IL 60103 Corporate Office One South Dearborn Street	Chicago, Illinois 60603
Box 165 ASSIGN CORRE: 010	Citica A Fada Upan Pi 1320 Gi 4800ver	Chicago

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