

ASSIGNMENT OF RENTS  
(ILLINOIS)

UNOFFICIAL COPY

CAUTION: Consult a lawyer before using or acting under this form.  
All warranties, including merchantability and fitness, are excluded.

90538174

KNOW ALL MEN BY THESE PRESENTS, THAT the Assignor,  
HERNKYUNG KIM and EUNHEE KIM, his wife

of the  
Village of Mr. Prospect 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,

MAYFAIR BANK  
of the City of Chicago County of  
Cook and State of Illinois, his executors,

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, or any letting of, or any agreement for the use 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 Assignee 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:

LOT 39 IN BRENTWOOD, BEING A SUBDIVISION OF PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 25, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 20, 1987, AS DOCUMENT 87399136, IN COOK COUNTY, ILLINOIS.

PIN: 03-25-300-020 (Affects the land and other property)

Commonly known as 1714 Freedom St., Mt. Prospect, Illinois 60056.

DEPT-01 RECORDING \$13.25  
T64444 TRAN 4637 11/02/90 14:23:00  
46893 + D \* - 90 - 538174  
COOK COUNTY RECORDER

Above Space For Recorder's Use Only

90538174

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 or 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 11<sup>TH</sup> day of MAY 1990

HERNKYUNG KIM (SEAL) EUNHEE KIM (SEAL)

STATE OF Illinois } ss. I, the undersigned  
County of Cook

a notary public in and for said County, in the State aforesaid, Do Hereby Certify that HERNKYUNG KIM and Eunhee Kim, his wife

personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

OFFICIAL SEAL  
Given under my hand and official seal this  
NOTARY PUBLIC STATE OF ILLINOIS  
MY COMMISSION EXPIRES APR 29, 1991

This instrument was prepared by Peter K. Tee Esq. 1990  
208 S. LaSalle, Suite 400, Chicago, Illinois 60604  
(0105) (NAME AND ADDRESS)