

UNOFFICIAL COPY

90000361

13.00

ASSIGNMENT OF RENTS

KNOW ALL MEN BY THESE PRESENTS, that the undersigned,

KENNETH A. BOYENS, DIVORCED NOT SINCE REMARRIED
of the County of COOK and State of ILLINOIS,
WORTH

in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations, in hand paid,
the receipt whereof is hereby acknowledged, do hereby sell, assign, transfer and set over unto
HERITAGE BANK CRESTWOOD its successors and/or its assigns,
a corporation organized and existing under the laws of the THE STATE OF ILLINOIS
(hereinafter referred to as the Association) all the 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 following described premises:

SEE ATTACHED RIDER

23-13-404-021-1011

COMMONLY KNOWN AS: 7530 WEST 111TH STREET-UNIT 90000361
WORTH, ILLINOIS 60482

COOK COUNTY, ILLINOIS
FILED FOR RECORD

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It being the intention of the undersigned to hereby establish an absolute transfer and assignment of all such leases and agreements
and all the avails thereunder unto the Association, whether the said leases or agreements may have been heretofore 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 do hereby irrevocably appoint the said Association their agent for the management of said property, and do
hereby authorize the Association to let and re-let said premises or any part thereof, according to its own discretion, and to bring or
defend any suits in connection with said premises in its own name or in the names of the undersigned, as it may consider expedient,
and to make such repairs to the premises as it may deem proper or advisable, and to do anything in and about said premises that the
undersigned might do, hereby ratifying and confirming anything and everything that the Association may do.

It being understood and agreed that the said Association shall have the power to use and apply said avails, issues and profits toward
the payment of any present or future indebtedness or liability of the undersigned to the said 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, includ-
ing taxes and assessments which may in its judgment be deemed proper and advisable, hereby ratifying and confirming all that said
Association may do by virtue hereof. It being further understood and agreed that in the event of the exercise of this assignment, the
undersigned will pay rent for the premises occupied by them at a rate per month fixed by the Association, and a failure on their part to
promptly pay said rent on the first day of each and every month shall, in and of itself constitute a forcible entry and detainer and the
Association may in its own name and without any notice or demand, maintain an action of forcible entry and detainer and obtain
possession of said premises. This assignment and power of attorney shall be binding upon and inure to the benefit of the heirs, execu-
tors, 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 said Association shall have been fully
paid, at which time this assignment and power of attorney shall terminate.

It is understood and agreed that the Association will not exercise any of its rights under this Assignment until after default in the
payment of any indebtedness or liability of the undersigned to the Association.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals, this 21st day
of December A.D. 19 89.

Kenneth A. Boyens (SEAL)
KENNETH A. BOYENS

(SEAL)

(SEAL)

(SEAL)

STATE OF
COUNTY OF

I, the undersigned, a Notary Public in and for said County, in the State
aforesaid, DO HEREBY CERTIFY THAT KENNETH A. BOYENS, DIVORCED NOT SINCE REMARRIED

personally known to me to be the same person whose name is subscribed to the foregoing Instrument, appeared
before me this day in person, and acknowledged that HE/SHE signed, sealed and delivered the said Instrument as

HIS/HER free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and Notary Seal this 21st day of December A.D. 19 89.
KATHLEEN M. PICARD
Notary Public, State of Illinois
My Commission Expires 5/5/92

Kathleen M. Picard (Signature)
Notary Public

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UNIT NUMBER 2-E IN SUNRISE CONDOMINIUM UNIT NUMBER 4, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL 1: LOT 2 IN MAHARFAY'S SUBDIVISION OF THE SOUTH 46 RODS OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 13, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THE WEST 189.83 FEET THEREOF, AND EXCEPT THE EAST 519.80 FEET THEREOF AND ALSO EXCEPT THE NORTH 330 FEET THEREOF IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 23665869 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: EASEMENT APPURTENANT TO PARCEL 1 FOR INGRESS AND EGRESS AS SHOWN ON THE PLAT OF MAHARFAY'S SUBDIVISION RECORDED DECEMBER 28, 1972 AS DOCUMENT 22169795 AND AS CREATED BY THE DEED FROM FORD CITY BANK AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 21, 1974 AND KNOWN AS TRUST NUMBER 860 TO GLENN D. JENSEN AND DOROTHY JENSEN, HIS WIFE DATED OCTOBER 29, 1976 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN COOK COUNTY, ILLINOIS AS DOCUMENT 23756601 IN MAHARFAY'S SUBDIVISION AFORESAID IN COOK COUNTY, ILLINOIS.

LEGAL DESCRIPTION  
RIDER

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