

UNOFFICIAL COPY

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ASSIGNMENT OF RENTS

KNOW ALL MEN BY THESE PRESENTS, THAT the Assignor,

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO,

30006837

as Trustee under Trust Agreement dated January 4, 1990 and known as Trust Number 110145-03, and not personally, 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, KOREA FIRST BANK, 205 North Michigan Avenue Suite 915, 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 such rent being payable monthly in advance with respect to the premises described as follows, to-wit:

DEPT-01 RECORDING \$13.25
T#2222 TRAN 0698 01/04/90 16:28:00
19836 * -90-006837
COOK COUNTY RECORDER

Lot 3 in Mark's Glenview Subdivision in the South West quarter of the North West quarter of Section 31, Township 42 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois, according to the Plat thereof recorded as Document 15986517, in Cook County, Illinois.

Commonly known as 1111 Harms Road, Glenview, Illinois 60025

Permanent Real Estate Index Number 05-31-110-003

30006837

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.

THIS INSTRUMENT is executed by the AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, authority conferred upon and vested in it as such trustee (and said Trustee, hereby warrants that if it does not have full power and authority to execute this instrument), and it is expressly understood and agreed that nothing herein or in said principal note shall be construed as creating any liability on the said First Party or on said Trustee, personally to pay the said principal note or any interest that may accrue thereon, or any indebtedness accruing hereunder, or to perform any covenant either express or implied herein contained, of such liability, if any, being expressly waived by Trustee and by every person now or hereafter claiming any right in security hereunder, and that so long as the First Party and its successors and said Trustee, personally are concerned, the legal holder or holders of said principal note and the owner or owners of any indebtedness secured hereunder shall look solely to the premises hereby conveyed for the payment thereof, by the enforcement of the lien hereby created, in the manner herein and in said principal note provided or by action to enforce the personal liability of the guarantor, if any.

IN WITNESS WHEREOF, AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, Assistant Vice President, and its corporate seal to be hereunto affixed and attested by its Assistant Secretary, on this 4th day of January, 1990.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, Assistant Vice President, and not personally.

By *[Signature]* ASSISTANT VICE PRESIDENT
Attest *[Signature]* ASSISTANT SECRETARY

Corporate Seal

STATE OF ILLINOIS }
COUNTY OF COOK } SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named Assistant Vice President and Assistant Secretary of the Grantor, personally known to me to be the same persons whose names are mentioned in the foregoing instrument as such Assistant Vice President and Assistant Secretary respectively, appeared before me this day in person and that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said Bank for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said Bank, caused the corporate seal of said Bank to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

OFFICIAL SEAL
Kala Davidson
Notary Public, State of Illinois
My Commission Expires 12/26/90

Given under my hand and Notarial Seal this *[Signature]* day of January, 1990.

MAIL TO: KOREA FIRST BANK
205 N. Michigan Avenue Suite 915
Chicago, Illinois 60601

30006837

THIS INSTRUMENT WAS PREPARED BY:

KIE-YOUNG SHIM
ATTORNEY AT LAW
77 W WASHINGTON ST
CHICAGO, IL 60602

1325