APROPATOR BENETY 990020690

therematter called the Assignee)

	Chicago, Illinois January 4 19 90
JOHN F. CLINC Know all Men by these Presents, that SHICKENDERNERS	CE and ELIZABETH CLINCE, his wife, research personally
प्रक्रिक्स निरुद्धालुक under the provisions of a Deed or Deeds in Tru	ist duly recorded or registered and delivered Kraid Pontagy in printing of
жин-харанамихжимих	
(hereafter called Assignor) in consi	deration of Ten Dollars (\$10.00) in hand paid, and of other good and valuable
considerations, the receipt and sufficiency whereof are hereby at Stee, 5807 W. 63rd St., Chicago, 1L 60	cknowledged, does hereby assign, transfer and set over unto <u>Stanley</u> 1638
en e	

all the rents, earning, income, issues and profits, it any, of and from the real estate and premises hereinafter described, which are now due and which may be call it become due, payable or collectible under or by virtue of any lease, whether written or oral, or any letting of, possession of, or any agreement for the use or occupancy of any part of the real estate and premises hereinafter described, which said Assignor may have her tof re made or agreed to, or may hereafter make or agree to, or which may be made or agreed to by the Assignee under the powers hereinafter g anied, together with any rents, enrings and income arising out of any agreement for the use or occupancy of the following described real ever's and premises to which the beneficiaries of Assignor's said trust may be entitled, it being the intention bereof to make and establish helees or absolute transfer and assignment of all such leases and agreements and all the cents, earnings, issues, mecome, and profits thereunder, unto the Assignee herein, all relating to the real estate and premises situated in the County of _____Coss. _ and State of Pino 4, and described as follows, to wit

LOT 4 IN BLOCK 27 IN A. T. MC INTOSH'S FIRST ADDITION TO GARDENSHOMES, A SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 22, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 24-22-413-010

es of 11830 S Komensky · NUID ITZ

Dollars, and interest upon a

as Trustre as Trustee or Mortgagee dated and recorded in the Recorder's Office or Registered in the Office of the Registrar of Titles of the allow mained County, conveying the real estate and premises bereinabove described. This instrument shall remain in full force and effect until a college and the interest thereon, and all other costs and charges which may have accrued or may bereatter accrue under said Trust Deed or Mortgage have been fully paid.

This assignment shall not become operative until a detault exists in the payment of principal or microst or in the performance of the terms or conditions contained in the Trost Deed or Mortgage herein referred t) and in the Note or Notes secured thereby , .

Without limitation of any of the legal rights of Assignee as the absolute assignee of the rents, issues and profas of raid real estate and premises above described, and by way of enumeration only at is agreed that in the event of any default under the said Trust Deed or Mortgage above described, whether before or after the note or noises secured by said 1r ist Deed or Mortgage is or are feelesed to be due in accordance with the terms of said Trust Deed or Mortgage, or whether before or after the institution of any legal proceedings to foreclose the lien of said Trust Deed or Mortgage, or before or after any sale there-inder. Assignee shall be entitled to take actual possession of the said real estate and premises hereinabove described, or of any part thereof, personally or by agent or attorney, as for condition broken, and may, with or without force, and with or without process of law, and without any action on the part of the holder or holders of the indebtedness secured by said. Frust Deed or Mortgage, outer upon, take, and maintain possession of all or any part of said real estate and premises bereinabove described together with all documents, books, records, papers, and accounts relating thereto, and may exclude the Assignor, its beneficiaries or their agents or servants, wholly therefrom, and may hold, operate, manage and control the said real estate and premises bereinabove described, and conduct the business thereof. Assignee may, at the expense of the mortgaged property, from time to time, couse to be made all necessary or proper repairs, renewals, replacements, useful alterations, additions, betterments and improvements to the said real estate and premises is may seem judicious, and may insure and reinsure the same, and may lease said mortgaged property in such parcels and for such times and on such terms as may seem fit, including leases for terms expiring beyond the maturity of the indebtedness secured by said Trust Deed or Mortgage, and may cancel any lease or sub-lease for any cause or on any ground which would entitle the Assignor or its beneficiaries to cancel the same. In every such case the Assignee shall have the right to manage and operate the said real estate and premises, and to carry on the business thereof as the Assignee shall deem best. Assignee shall be entitled to collect and receive all entnings, revenues, rents, and income of the property and any part thereof. After deducting the expense of conducting the business thereof and of all maintenance, repairs, renewals, replacements, alterations, additions, betterments, and improvements, and all payments which may be made for taxes, assessments, insurance, and prior or proper charges on the said real estate and premises, or any part thereof, including the just and reasonable compensation for the services of the Assignee and of the Assignee's atturneys, agents, clerks, servants, and others employed by Assignee in connection with the operation, management, and control of the mortgaged property and the conduct of the business thereof, and such further sums as may be sufficient to indemnify the Assignee against any liability, loss, or damage on account of any matter or thing done in good faith in pursuance of the rights and powers of Assignee hereunder, the Assignee shall apply any and all moneys arising as aforesaid to the payment of the following items in such order as said Assignce deems fit

(1) Interest enthe principal and overdue interest on the note or notes secured by said Trust Deed or Mortgage, at the rate therein provided; (2) interest accrued and unpaid on the said note or notes, (3) the principal of said note or notes from time to time remaining outstanding and unpaid; (4) any and all other charges secured by or created under the said Trust Deed or Mortgage above referred to; and (5) the balance, if any, to the Assignor

F. 2031 R. 3/77 ASSIGNMENT OF RENTS

binding upon and inure to the

The failure of Assignee, or any of the agents, attorneys, successors or assigns of the Assignee to enforce any of the terms, provisions and conditions of this agreement for any period of time, at any time or times, shall not be construed or deemed to be a waiver of any rights under the terms hereof but said Assignee or the agents, attorneys, successors or assigns of the Assignee shall have full right, power and authority to enforce this agreement, or any of the terms, provisions, or conditions hereof, and exercise the powers hereunder, at any time or times that shall be deemed fit

The release of the Trusi Deed or Mortgage securing said note shall ipso facto operate as a release of this instrument

HIS ASSIGNMENT OF RENTS, IS executed by CHICAGO TITLE AND TRUST COMPANY, not personally that as Trastee as above your he exercise of the power and authority conferred upon and vested in it as such Trustee. Nothing herein or in said Trust Deed as Mortgage of n said Note or Notes contained shall be construed as creating any liability of CHICAGO TITLE AND TRUST COMPANY personally to page he said Note or Notes or any trivings that may accrue thereon, or any indebtedness accruing thereunder of hereunder, or to perform any presement or covenant either express or implied herein or therein contained, all such liability of any, being expressly waived by Assignee and by anyone now or hereafter claiming any right or security hereunder. So far as CHICAGO TITLE AND TRUST COMPANY, personally, i concerned, the Assignee hercunder or the legal holder or holders of each Note or Notes and the owner or owners of any indebtedness accruing hereunder or anyone making any claim hereunder shall look activity to the trust property herein described and to the rents hereby assigned fo he payment thereof, by the enforcement of the hen hereby and by said Trust Deed or Mortgage created, in the manner herein and in said

liust Deed or Marigage and Note or Notes provided. N WITNESS WHERLOF, said CHICAGO TITLE AND TRUST COMPANY as Trustee as aforesaid and not personally has caused its corporate eal to be hereful at "...ed, and has caused its name to be signed to these presents by its Assistant Vice President and attested the its Assistan the day and rate flort above withten IN WITNESS WEEREOF, said JOHN F. CLINCE and ELIZABETH T. CLINCE have signed hereinhelow on the day and year first above written. CHECK YOUR HAND HE WAS A SHORT WANTED BY THE STATE STATE OF THE STATE I, the understaned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the bove named assertion for the County and State aforesaid, DO HEREBY TRADSCANDINGS IN A COMPANY, Grantor, personally known to me to be the same persons whose names are subscribed in the foregoing instrument an operiodational considerable and delivered the said instrument at their own free and voluntary act wild instruction and acknowledged that they signed and delivered the said instrument at their own free and voluntary act wild instructionable and instrument at their own free and voluntary act wild instructionable and instrument as their own free and voluntary act wild instructionable and instrument and purposes therein set for the analysis is an account in the company of the use and purposes therein set for the analysis is not observed the said instruction and in the control of the contr STATE OF ILLINOIS. COUNTY OF COOK "OFFICIAL SEAL" Pehra L. O Shaughnessy Adetary Public, State of Illinois
Ty Commission Expires 3/3/91 Given under my hand and Notarial Sc. 1990 Date January 900200 Jackson L Nothry Public O Notarial Seal DEPT-01 TRAN 7539 01/12/90 14:37:00 T#7777 #6361 # F #-90-020690 FOR INFORMA CHOKNEQUINTY RECORDER INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPE CY HERE Stanley Stec E STREET 5807 W. 63rd St. 11830 S. Komensky ı Chicago, IL 60638 Alsip, IL CITY ٧ E _1 THIS INSTRUMENT WAS PREPARED BY: Marc S. Levin
134 N. LaSalle St. OR INSTRUCTIONS Chicago, IL 50602 RECORDER'S OFFICE BOX NUMBER

CHICAGISTATICENANDCERESTOOMERADCE CLINCE and ELIZABETH ssignment of 28 Iniches 2 STANLEY

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Box No.

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