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THIS INSTRUMENT WAS PREPARED BY: Joyce R. Benjamin
One South Dearborn Street
Chicago, IL 60603

LOAN#: 01-003109-3

ASSIGNMENT OF RENTS

CITICORP SAVINGS

Corporate Office
One South Dearborn Street
Chicago, Illinois 60603
Telephone (1 312 977 5000)

90052648

Handwritten: 72399142, 72644, 72644

KNOW ALL MEN BY THESE PRESENTS, that the undersigned,

FIRSTAR DU PAGE BANK

14⁰⁰

of the City of Glen Ellyn County of DuPage and State of Illinois, not personally but as Trustee under the provisions of a Trust Agreement dated JANUARY 8, 1990 and known as Trust No. 3026, in consideration of a loan in the amount of ONE HUNDRED SEVENTY FIVE THOUSAND AND 00/100

dollars(\$ 175,000.00) evidenced by a promissory note and secured by a mortgage, both instruments bearing even date herewith, and other good and valuable consideration, does hereby sell, assign, transfer and set over unto Citicorp Savings of Illinois, A Federal Savings and Loan 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 now due and which may hereafter become due under or by virtue of any lease, whether written or verbal and whether now existing or hereafter executed, or any letting of or any agreement for the use or occupancy of any part of the following described premises:

(SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF)

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1990 FEB -1 AM 11: 57

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I.D. #07-27-302-031-0000

more commonly known as:
1113 Dickens Way
Schaumburg, IL 60193

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 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 does hereby irrevocably appoint the Association the agent of the undersigned and consent that the Association assume the management of said property, and may let and re-let said premises 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 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.

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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, assessments and insurance premiums 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 hereunder shall not be deemed a waiver by the Association of its right of exercise thereafter.

THIS 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, nor shall at any time be asserted or enforced against the Trustee in its individual corporate capacity, or against any agent or employee 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 hereto or holders hereof, 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 therefrom.

This Agreement is signed by Firststar DuPage Bank not individually but solely as Trustee under a certain Trust Agreement known

as Trust No. 3616. Said Trust Agreement is hereby made a part hereof and any claim against said Trustee which may result from the signing of this Agreement shall be payable only out of and against property which may be held thereunder, and said Trustee shall not be personally liable for the performance or non-performance of the terms and conditions of this agreement or for the payment or non-payment of the title of said property or for any agreement with respect thereto. Any and all personal liability of Firststar DuPage Bank is hereby expressly waived by the parties hereto and their respective successors and assigns.

FIRSTSTAR DU PAGE BANK

IN WITNESS WHEREOF,

not personally but as Trustee as aforesaid, has caused these presents to be signed by its President and its corporate seal to be hereunto affixed and attested by its

Secretary this

Day of January 18th, A.D. 1990

FIRSTSTAR DU PAGE BANK

not personally, but as trustee as aforesaid

ATTEST

By: [Signature] SECRETARY

By: [Signature] Trust Officer

STATE OF ILLINOIS, COUNTY OF DUPAGE, ss.

I, the undersigned [Signature] A NOTARY PUBLIC in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that [Signature] Trust Officer of FIRSTSTAR DU PAGE BANK, and [Signature] Secretary of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and Secretary respectively, appeared before me this day in person and acknowledged 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 Secretary did also then and there acknowledge that [Signature] as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as his own free and voluntary act, and as the free voluntary act of said Bank, for the uses and purposes therein set forth.

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GIVEN under my hand and Notarial Seal this 22nd day of January 1990 [Signature] Notary Public

Box 165

ASSIGNMENT OF RENTS

LOAN#: 01-003109-3

FIRSTAR DU PAGE BANK

To

Citicorp Savings of Illinois
Federal Savings and Loan Association

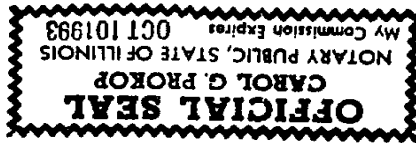
Upon Property Located at:

1113 Dickens Way
St. Louisburg, IL 60193

Corporate Office
One South Dearborn Street
Chicago, Illinois 60603

CITICORP SAVINGS FORM 2096 A PAGE 2

My Commission Expires:



Carol G. Prokop
Notary Public

GIVEN under my hand and Notarial Seal this 18th day of JANUARY A.D., 1990

I, CAROL G. PROKOP, Notary Public in and for the said County in the State aforesaid, DO HEREBY CERTIFY THAT JANNIE NEWMANN AND GARY ABRAMOWICZ, Trust Officer, President and Secretary of FIRSTAR DU PAGE BANK, respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act and as Trustee as aforesaid, for the uses and purposes therein set forth, and caused the corporate seal of said corporation to be thereunto affixed.

STATE OF ILLINOIS)
COUNTY OF COOK)
SS:)

By _____ Trust Officer
_____ Secretary

Firstar DuPage Bank
as Trustee as aforesaid.

MAIL TAX BILLS TO:

THIS INSTRUMENT PREPARED BY:

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed and has caused its name to be signed to these presents by its Trust Officer and attested by its Secretary, the day and year first above written.

PERMANENT PARCEL NO: _____

COMMON ADDRESS: _____

TO HAVE AND TO HOLD the same unto said party of the second part, as joint tenants and not as tenants in common and to the proper use, benefit and behoof forever of said party of the second part.

It is understood and agreed that the Association may use and apply said rents, issues and profits toward the payment of any present or future indebtedness or liability of 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, assessments and insurance premiums which may in the judgment be deemed proper and advisable, and the undersigned does hereby ratify and confirm all that the Association may do by or through its officers, directors, administrators, successors and assigns of the Association, and all of the

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EXHIBIT A

PARCEL 1:

THAT PART OF LOT 18254 (EXCEPT THAT PART OF SAID LOT 18254 LYING SOUTH OF A LINE DRAWN AT 90 DEGREES TO THE EAST LINE OF SAID LOT AT A POINT ON SAID EAST LINE 195.43 FEET NORTH OF THE SOUTH EAST CORNER OF SAID LOT), IN SECTION 3, WEATHERSFIELD UNIT 18, BEING A SUBDIVISION IN THE SOUTH WEST QUARTER OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING ON THE WEST LINE OF SAID LOT 18254 AT A POINT 701.21 FEET NORTH OF THE SOUTH WEST CORNER OF SAID LOT 18254; THENCE EAST 95.70 FEET, TO THE POINT OF BEGINNING OF THE PARCEL HEREON DESCRIBED; (FOR THE PURPOSE OF DESCRIBING THIS PARCEL WEST LINE OF SAID LOT 18254 IS TAKEN AS 'NORTH AND SOUTH'.) THENCE NORTH 1.83 FEET, THENCE EAST 6.00 FEET; THENCE NORTH 46.32 FEET; THENCE WEST 3.00 FEET; THENCE NORTH 1.83 FEET; THENCE EAST 46.00 FEET; THENCE SOUTH 49.98 FEET; THENCE WEST 49.00 FEET, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

PARCEL 2:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF PROTECTIVE COVENANTS DATED MARCH 9, 1978 AND RECORDED MARCH 31, 1978 AS DOCUMENT 24384493 AND AS CREATED BY DEED FROM FIRST NATIONAL BANK OF DES PLAINES, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 17, 1977 AND KNOWN AS TRUST NUMBER 74201807 TO THOMAS A. BROADFOOT DATED SEPTEMBER 15, 1978 AND RECORDED NOVEMBER 13, 1978 AS DOCUMENT 24712336 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

I.D. #07-27-302-031-000

THIS RIDER IS ATTACHED TO AND MADE A PART OF ASSIGNMENT OF RENTS DATED JANUARY 18, 1990.

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