

# UNOFFICIAL COPY

90370929

THIS INSTRUMENT WAS PREPARED BY: Suzanne Spell  
One South Dearborn Street  
Chicago, IL 60603

LOAN#: 010038497

## ASSIGNMENT OF RENTS

### CITICORP SAVINGS\*

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

KNOW ALL MEN BY THESE PRESENTS, that the undersigned,

NEW LENOX STATE BANK

DEPT-01 RECORDING \$14.00  
T47777 TRAN 8684 08/01/90 13:15:00  
#2837 F \*-90-370929  
COOK COUNTY RECORDER

of the City of New Lenox County of Will and  
State of Illinois, not personally but as Trustee under the provisions of a Trust Agreement dated JULY 12, 1990 and  
known as Trust No. 1392, in consideration of a loan in the amount of  
THREE HUNDRED SEVENTY FIVE THOUSAND AND NO/100

dollars(\$ 375,000.00 )

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 created, or any letting of or any agreement for the use or occupancy of any part of the following described premises:

#### PARCEL 1:

UNITS 1 TO 12 BOTH INCLUSIVE, IN THE TOWN AND COUNTRY VILLAS CONDOMINIUM NUMBER 8, AS DELINEATED ON SURVEY OF PART OF LOT 24 IN TOWN AND COUNTRY SUBDIVISION, BEING SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (HEREINAFTER REFERRED TO AS PARCEL) WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY BEVERLY BANK, AS TRUST NUMBER 8-3713 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT 24094556 TOGETHER WITH AN UNDIVIDED 8 1/3 PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY)

#### PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE PLAT OF SUBDIVISION MADE BY DROVER'S NATIONAL BANK, AS TRUSTEE UNDER TRUST NUMBER 68261 AND RECORDED DECEMBER 22, 1969 AS DOCUMENT 21041966 AND CREATED BY DEED TO WORTH BANK AND TRUST RECORDED JANUARY 20, 1978 AS DOCUMENT 24293397 FOR CONTINUED

more commonly known as:

17242 South 71st Court  
Tinley Park, IL 60477

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.

-90-370929

14.00

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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 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.

NEW LENOX STATE BANK

IN WITNESS WHEREOF,

not personally but as Trustee as indicated, has caused these presents to be signed by its TRUST OFFICER  
President and its corporate seal to be hereunto affixed and attested by its VICE PRESIDENT Secretary this

Day of July 19th, A.D., 1990

NEW LENOX STATE BANK

not personally, but as trustee as aforesaid

ATTEST

By: [Signature]  
Its: \_\_\_\_\_

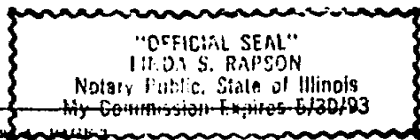
By: [Signature]  
Its: TRUST OFFICER

STATE OF ILLINOIS )  
                                  ) SS:  
COUNTY OF \_\_\_\_\_ )

I, \_\_\_\_\_, a Notary Public in and for the said County in the State aforesaid, Do HEREBY CERTIFY THAT JORGE GLEASON respectively of NEW LENOX STATE BANK in which name, as Trustee, the above and foregoing instrument is executed, 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 the free and voluntary act of said corporation, as Trustee as aforesaid, for the uses and purposes therein set forth, and caused the corporate seal of said corporation to be thereto affixed.

GIVEN under my hand and Notarial Seal this 25th day of July, A.D. 1990

My Commission Expires: \_\_\_\_\_



[Signature]  
Notary Public

CITICORP SAVINGS FORM 300 (1-82)

90370929

Box 165

ASSIGNMENT OF RENTS

LOANS: 010038497

NEW LENOX STATE BANK

To

Citicorp Savings of Illinois  
A Federal Savings and Loan Association

Upon Property Located at:

17242 South 71st Court  
Tinley Park, IL 60477

Corporate Office  
One South Dearborn Street  
Chicago, Illinois 60603

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## CONTINUATION OF LEGAL DESCRIPTION

INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

I.D.# 28-30-303-026-1001, 28-30-303-026-1002, 28-30-303-026-1003,  
28-30-303-026-1004, 28-30-303-026-1005, 28-30-303-026-1006, 28-30-303-026-1007  
28-30-303-026-1008, 28-30-303-026-1009, 28-30-303-026-1010, 28-30-303-026-1011  
28-30-303-026-1012

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2025-01-08