

90389360

WHEN RECORDED MAIL TO:

Parkway Bank & Trust Company
4800 North Harlem Avenue
Harwood Heights, IL 60666

SEND TAX NOTICES TO:

First National Bank of La Grange
620 W. Burlington Ave.
La Grange, IL 60525

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

ASSIGNMENT OF RENTS

THIS ASSIGNMENT OF RENTS IS DATED JUNE 25, 1990, between First National Bank of La Grange, not personally but as Trustee under the provisions of a deed or deeds in trust recorded and delivered to First National Bank of La Grange pursuant to a Trust Agreement dated March 20, 1990 and known as First National Bank of La Grange Trust #2912, whose address is 620 W. Burlington Ave., La Grange, IL 60525 (referred to below as "Grantor"); and Parkway Bank & Trust Company, whose address is 4800 North Harlem Avenue, Harwood Heights, IL 60666 (referred to below as "Lender").

ASSIGNMENT. For valuable consideration, Grantor assigns and conveys to Lender all of Grantor's right, title, and interest in and to the Rents from the following described Property located in Cook County, State of Illinois:

LEGAL DESCRIPTION

PARCEL 1: Lots 4, 5, 6, 9, 10, 11, 12, 14, 15, 16 and 17 in Baltis Balmoral Avenue Resubdivision of Sundry Lots in George F. Nixon and Company's Westchester, also Lot 41 in Patronski and Spychala Subdivision, all in the West half of the North West quarter of Section 21, Township 39 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois, ALSO

PARCEL 2: Lots 96, 97, 98, 99, 100, 101, 102, 140, 141, 142, 143, 144, 145, 146, 184, 185, 186, 187, 188 (except the South 2.5 feet thereof), 230 (except the North 2.5 feet thereof), 231, 232, 233, 234, 337 (except the North 2.5 feet thereof), 338, 339, 340 and 341 in George F. Nixon and Company's Westchester, in the West half of the North West quarter of Section 21, Township 39 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

PERMANENT TAX NUMBERS:

- 15-21-101-192, 15-21-101-193, 15-21-101-194, 15-21-101-197, 15-21-101-198, 15-21-101-189, 15-21-101-200, 15-21-101-202, 15-21-101-203, 15-21-101-204, 15-21-101-205, 15-21-105-067, 15-21-105-068, 15-21-101-069, 15-21-106-070, 15-21-106-071, 15-21-106-072, 15-21-111-068, 15-21-111-069, 15-21-112-062, 15-21-112-063, 15-21-118-069, 15-21-118-070.

...of this state of Illinois, and whether such indebtedness may be or hereafter may become otherwise unenforceable.

Lender. The word "Lender" means Parkway Bank & Trust Company, its successors and assigns.

Note. The word "Note" means the promissory note or credit agreement dated June 25, 1990, in the original principal amount of \$4,000,000.00 from Grantor to Lender, together with all renewals of, extensions of, modifications of, refinancings of, consolidations of, and substitutions for the promissory note or agreement. The interest rate on the Note is 10.000%.

Property. The word "Property" means the real property, and all improvements thereon, described above in the "Assignment" section.

Related Documents. The words "Related Documents" mean and include without limitation all promissory notes, credit agreements, loan agreements, guarantees, security agreements, mortgages, deeds of trust, and all other instruments and documents, whether now or hereafter existing, executed in connection with Grantor's indebtedness to Lender.

Rents. The word "Rents" means all rents, revenues, income, issues, and profits from the Property, whether due now or later, including without limitation all Rents from all leases described on any exhibit attached to this Assignment.

THIS ASSIGNMENT IS GIVEN TO SECURE (1) PAYMENT OF THE INDEBTEDNESS AND (2) PERFORMANCE OF ANY AND ALL OBLIGATIONS OF GRANTOR UNDER THE NOTE AND THIS ASSIGNMENT. THIS ASSIGNMENT IS GIVEN AND ACCEPTED ON THE FOLLOWING TERMS:

PAYMENT AND PERFORMANCE. Except as otherwise provided in this Assignment, Borrower shall pay to Lender all amounts secured by this Assignment as they become due, and shall strictly perform all of Borrower's obligations. Unless and until Lender exercises its right to collect the Rents provided below and so long as there is no default under this Assignment, Grantor may remain in possession and control of and operate and manage the Property and collect the Rents.

LENDER'S RIGHT TO COLLECT RENTS. Lender shall have the right at any time, and even though no default shall have occurred under this Assignment, to collect and receive the Rents. For this purpose, Lender is hereby given and granted the following rights, powers and authority:

Notice to Tenants. Lender may send notices to any and all tenants of the Property advising them of this Assignment and directing all Rents to be paid directly to Lender or Lender's agent.

Enter the Property. Lender may enter upon and take possession of the Property; demand, collect and receive from the tenants or from any other persons liable therefor, all of the Rents; institute and carry on all legal proceedings necessary for the protection of the Property, including such proceedings as may be necessary to recover possession of the Property; collect the Rents and remove any tenant or tenants or other persons from the Property.

Maintain the Property. Lender may enter upon the Property to maintain the Property and keep the same in repair; to pay the costs thereof and of all services of all employees, including their equipment, and of all continuing costs and expenses of maintaining the Property in proper repair and condition, and also to pay all taxes, assessments and water utilities, and the premiums on fire and other insurance effected by Lender on the Property.

Compliance with Laws. Lender may do any and all things to execute and comply with the laws of the State of Illinois and also all other laws, rules, orders, ordinances and requirements of all other governmental agencies affecting the Property.

Lease the Property. Lender may rent or lease the whole or any part of the Property for such term or terms and on such conditions as Lender

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may deem appropriate.

may deem appropriate, either in Lender's name or in Grantor's name, to

and solely in the name and stead of Grantor and to have all of the powers of Grantor for the purpose stated above.

The requirements set forth in this Assignment shall not be construed to require Lender to do any other specific act or thing.

APPOINTMENT OF TRUSTEES. All costs and expenses incurred by Lender in connection with the Property shall be for Borrower's account and Lender

may pay such costs and expenses from the Property, Lender, in its sole discretion, may determine the application of any and all funds received by it.

However, any such funds received by Lender which are not applied to such costs and expenses shall be applied to the indebtedness secured by this Assignment, and

that be payable on demand, with interest at the Note rate from date of expenditure until paid.

FULL PERFORMANCE. If Grantor pays all of the indebtedness when due and otherwise performs all the obligations imposed upon Grantor under this

Assignment and the Note, Lender shall ensure and deliver to Grantor a suitable satisfaction of the Assignment and suitable statements of termination

of any financing statement on the evidencing Lender's security interest in the Property. Any termination fee required by law shall be paid

by Grantor, if permitted by applicable law.

REDEMPTION BY LENDER. If Grantor fails to comply with any provision of the Assignment, or if any action or proceeding is commenced that would

materially affect Lender's interest in the Property, Lender on Grantor's behalf may, but shall not be required to, take any action that Lender deems

appropriate. Any amount that Lender expends in so doing will bear interest at the rate charged under the Note from the date incurred or paid by

Lender to the date of repayment by Grantor. All such expenses, at Lender's option, will (a) be payable on demand, (b) be added to the balance of the

Note and be apportioned among and be payable with any installment payments to become due during either (1) the term of any applicable insurance

policy or (2) the remaining term of the Note, or (3) be treated as a balloon payment which will be due and payable at the Note's maturity. The

Assignment shall not apply in the event of a good faith dispute by Grantor as to the validity or

amount of the debt owing. In the event of the Note, provided that Grantor gives Lender written notice of such claim and furnishes

copies of the documents supporting the claim to Lender.

Grantor shall indemnify Lender for the cost of such claim and furnish

copies of the documents supporting the claim to Lender.

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copies of the documents supporting the claim to Lender.



Compliance with Laws. Lender may be required to comply with all laws, ordinances and rules, orders, regulations and all other laws, rules, orders, ordinances and regulations that apply to the Property and on such conditions as Lender

Maintain the Property. Lender may enter upon the Property to maintain the Property and keep the same in repair, to pay the costs thereof and of all services of all employees, including their equipment, and of all continuing costs and expenses of maintaining the Property in proper repair and of

Notice to Tenants. Lender may send notices to any and all tenants of the Property advising them of the Assignment and directing all tenants to be paid directly to Lender or Lender's agent.

LANDLORD'S RIGHT TO COLLECT RENTS. Lender shall have the right at any time, and even though no default shall have occurred under the Assignment, to collect and receive the Rents. For this purpose, Lender is hereby given and granted the following rights, powers and authority:

LANDLORD'S RIGHT TO COLLECT RENTS. Lender shall have the right at any time, and even though no default shall have occurred under the Assignment, to collect and receive the Rents. For this purpose, Lender is hereby given and granted the following rights, powers and authority:

RENTS. The word "Rents" means all rents, revenues, income, issues, and profits from the Property, whether due now or later, including without limitation all Rents from all leases described on any exhibit attached to this Assignment.

Related Documents. The words "Related Documents" mean and include without limitation all promissory notes, credit agreements, loan agreements, guarantees, mortgages, security agreements, mortgages, deeds of trust, and all other instruments and documents whether now or hereafter

Note. The word "Note" means the promissory note or credit agreement dated June 25, 1990, in the original principal amount of \$4,000,000.00 from Grantor to Lender, together with all renewals of, extensions of, modifications of, amendments of, consolidations of, and substitutions for the promissory note or agreement. The interest rate on the Note is 10.000%.

Lender. The word "Lender" means Parkway Bank & Trust Company, its successors and assigns.

Grantor. The word "Grantor" means First National Bank of La Grange, Trustee under that certain Trust Agreement dated March 20, 1990 and known as First National Bank of La Grange, Trust #212.

Event of Default. The words "Event of Default" mean and include any of the Events of Default set forth below in the section titled "Events of Default."

Assignment. The word "Assignment" means the Assignment of Rents between Grantor and Lender, and includes without limitation all assignments and security interest provisions relating to the Rents.

DEFINITIONS. The following words shall have the following meanings when used in this Assignment. Terms not otherwise defined in this Assignment shall have the meanings attributed to such terms in the Illinois Uniform Commercial Code.

The Real Property tax identification number is 152101192, 1521101193, 1521101194, 1521101197, 1521101198, 1521101199, 1521101200, 1521101202, 1521101203, 1521101204, 1521101205, 1521101207, 1521101208, 1521101209, 1521101210, 1521101211, 1521101212, 1521101213, 1521101214, 1521101215, 1521101216, 1521101217, 1521101218, 1521101219, 1521101220, 1521101221, 1521101222, 1521101223, 1521101224, 1521101225, 1521101226, 1521101227, 1521101228, 1521101229, 1521101230, 1521101231, 1521101232, 1521101233, 1521101234, 1521101235, 1521101236, 1521101237 (except the North 2.5 feet thereof), 341 in George F. Nixon and Company's Westchester, in the West half of the North West Quarter of Section 21, Township 39 North, Range 12, East of the Third

Principal Meridian, in Cook County, Illinois.

Parcel 1: Lots 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, and 17 in Batts-Balmorel Avenue Subdivision of Sundry Lots in George F. Nixon and Company's Westchester, also Lot 41 in Patronski and Spychalski Subdivision

all in the West half of the North West Quarter of Section 21, Township 39 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois. Parcel 2: Lots 98, 99, 100, 101, 102, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 228, 229, 230, 231, 232, 233, 234, 237 (except

the North 2.5 feet thereof), 341 in George F. Nixon and Company's Westchester, in the West half of the North West Quarter of Section 21, Township 39 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

West half of the North West Quarter of Section 21, Township 39 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 3: Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, and 17 in Batts-Balmorel Avenue Subdivision of Sundry Lots in George F. Nixon and Company's Westchester, also Lot 41 in Patronski and Spychalski Subdivision

all in the West half of the North West Quarter of Section 21, Township 39 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 4: Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, and 17 in Batts-Balmorel Avenue Subdivision of Sundry Lots in George F. Nixon and Company's Westchester, also Lot 41 in Patronski and Spychalski Subdivision

all in the West half of the North West Quarter of Section 21, Township 39 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

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may deem appropriate.

Employ Agents. Lender may engage such agent or agents as Lender may deem appropriate, either in Lender's name or in Grantor's name, to rent and manage the Property, including the collection and application of Rents.

Other Acts. Lender may do all such other things and acts with respect to the Property as Lender may deem appropriate and may act exclusively and solely in the place and stead of Grantor and to have all of the powers of Grantor for the purposes stated above.

No Requirement to Act. Lender shall not be required to do any of the foregoing acts or things, and the fact that Lender shall have performed one or more of the foregoing acts or things shall not require Lender to do any other specific act or thing.

APPLICATION OF RENTS. All costs and expenses incurred by Lender in connection with the Property shall be for Borrower's account and Lender may pay such costs and expenses from the Rents. Lender, in its sole discretion, shall determine the application of any and all Rents received by it; however, any such Rents received by Lender which are not applied to such costs and expenses shall be applied to the indebtedness. All expenditures made by Lender under this Assignment and not reimbursed from the Rents shall become a part of the indebtedness secured by this Assignment, and shall be payable on demand, with interest at the Note rate from date of expenditure until paid.

FULL PERFORMANCE. If Grantor pays all of the indebtedness when due and otherwise performs all the obligations imposed upon Grantor under this Assignment and the Note, Lender shall execute and deliver to Grantor a suitable satisfaction of this Assignment and suitable statements of termination of any financing statement on file evidencing Lender's security interest in the Rents and the Property. Any termination fee required by law shall be paid by Grantor, if permitted by applicable law.

EXPENDITURES BY LENDER. If Grantor fails to comply with any provision of this Assignment, or if any action or proceeding is commenced that would materially affect Lender's interests in the Property, Lender on Grantor's behalf may, but shall not be required to, take any action that Lender deems appropriate. Any amount that Lender expends in so doing will bear interest at the rate charged under the Note from the date incurred or paid by Lender to the date of repayment by Grantor. All such expenses, at Lender's option, will (a) be payable on demand, (b) be added to the balance of the Note and be apportioned among and be payable with any installment payments to become due during either (i) the term of any applicable insurance policy or (ii) the remaining term of the Note, or (c) be treated as a balloon payment which will be due and payable at the Note's maturity. This Assignment also will secure payment of these amounts. The rights provided for in this paragraph shall be in addition to any other rights or any remedies to which Lender may be entitled on account of the default. Any such action by Lender shall not be construed as curing the default so as to bar Lender from any remedy that it otherwise would have had.

DEFAULT. Each of the following, at the option of Lender, shall constitute an event of default ("Event of Default") under this Assignment:

- Default on Indebtedness.** Failure of Grantor to make any payment when due on the Indebtedness.
- Compliance Default.** Failure to comply with any other term, obligation, covenant or condition contained in this Assignment, the Note or in any of the Related Documents.
- Breaches.** Any warranty, representation or statement made or furnished to Lender by or on behalf of Grantor under this Assignment, the Note or the Related Documents is, or at the time made or furnished was, false in any material respect.
- Other Defaults.** Failure of Grantor to comply with any term, obligation, covenant, or condition contained in any other agreement between Grantor and Lender.
- Insolvency.** The insolvency of Grantor, appointment of a receiver for any part of Grantor's property, any assignment for the benefit of creditors, the commencement of any proceeding under any bankruptcy or insolvency laws by or against Grantor, or the dissolution or termination of Grantor's existence as a going business (if Grantor is a business). Except to the extent prohibited by federal law or Illinois law, the death of Grantor (if Grantor is an individual) also shall constitute an Event of Default under this Assignment.
- Foreclosure, etc.** Commencement of foreclosure, whether by judicial proceeding, self-help, repossession or any other method, by any creditor of Grantor against any of the Property. However, this subsection shall not apply in the event of a good faith dispute by Grantor as to the validity or reasonableness of the claim which is the basis of the foreclosure, provided that Grantor gives Lender written notice of such claim and furnishes reserves or a surety bond for the claim satisfactory to Lender.
- Events Affecting Guarantor.** Any of the preceding events occurring with respect to any Guarantor of any of the Indebtedness or such Guarantor dies or becomes incompetent.
- Insecurity.** Lender reasonably deems itself insecure.

RIGHTS AND REMEDIES ON DEFAULT. Upon the occurrence of any event of default and at any time thereafter, Lender may exercise any one or more of the following rights and remedies, in addition to any other rights or remedies provided by law:

- Accelerate Indebtedness.** Lender shall have the right at its option without notice to Grantor to declare the entire Indebtedness immediately due and payable, including any prepayment penalty which Grantor would be required to pay.
- Collect Rents.** Lender shall have the right, without notice to Grantor, to take possession of the Property and collect the Rents, including amounts past due and unpaid, and apply the net proceeds, over and above Lender's costs, against the Indebtedness. In furtherance of this right, Lender may require any tenant or other user of the Property to make payments of rent or use fees directly to Lender. If the Rents are collected by Lender, then Grantor irrevocably designates Lender as Grantor's attorney-in-fact to endorse instruments in payment thereof in the name of Grantor and to negotiate the same and collect the proceeds. Payments by tenants or other users to Lender in response to Lender's demand shall satisfy the obligations for which the payments are made, whether or not any proper grounds for the demand existed. Lender may exercise its rights under this subparagraph either in person, by agent, or through a receiver.
- Mortgages in Possession.** Lender shall have the right to be placed as mortgagee in possession, or to have a receiver appointed to take possession of all or any part of the Property, with the power to protect and preserve the Property, to operate the Property, proceeding foreclosure or sale, and to collect the Rents from the Property and apply the proceeds, over and above the cost of the loan or his, against the Indebtedness. The mortgagee in possession or receiver may serve without bond if permitted by law. Lender's right to be placed as mortgagee in possession shall exist whether or not the apparent value of the Property exceeds the Indebtedness by a substantial amount. Lender shall not be liable to a person from serving as a receiver.
- Other Remedies.** Lender shall have all other rights and remedies provided in this Assignment or the Note or by law.

Waiver; Election of Remedies. A waiver by any party of a breach of a provision of this Assignment shall not constitute a waiver of the party's rights otherwise to demand strict compliance with that provision or any other provision. Grantor's election to pursue any remedy shall not exclude pursuit of any other remedy, and an election to make expenditures or take action to protect its interests under this Assignment after failure of Grantor to perform shall not affect Lender's right to declare a default and accelerate the Indebtedness.

Attorneys' Fees; Expenses. If Lender institutes any suit or action to enforce any of the terms of this Assignment, or if Lender is required to recover attorneys' fees at trial and on any appeal. Whether or not any such action is initiated, all reasonable attorneys' fees and costs, including those of Lender's opinion are necessary at any time for the protection of its interest or the enforcement of its rights shall become a part of the Indebtedness payable on demand and shall bear interest from the date of expenditure until repaid at the Note rate. Expenses covered by this paragraph include, without limitation, however subject to any limits under applicable law, Lender's attorneys' fees and costs in connection with or in furtherance of a lawsuit, including attorneys' fees for bankruptcy proceedings (including claims in liquidation of assets), collection proceedings, and any anticipated post-judgment collection services, the cost of searching records, obtaining the necessary affidavits, appraisals, appraisals, reports, and appraisal fees, and title insurance, to the extent permitted by applicable law. Grantor also will pay the cost of any other sums provided by law.

MISCELLANEOUS PROVISIONS. The following miscellaneous provisions are a part of this Assignment:

- Amendments.** This Assignment, together with any Related Documents, constitutes the entire understanding and agreement of the parties as to the matters set forth in this Assignment. No alteration or amendment to this Assignment shall be effective unless in writing and signed by the party or parties sought to be charged or bound by the alteration or amendment.
- Applicable Law.** This Assignment has been delivered to Lender and accepted by Lender in the State of Illinois. This Assignment shall be governed by and construed in accordance with the laws of the State of Illinois.
- Multiple Parties; Corporate Authority.** All obligations of Grantor under this Assignment shall be joint and several, and shall be enforceable against each and every Grantor. This means that each of the persons signing below is responsible for all obligations in this Assignment. Where any one or more of the Grantors are corporations or partnerships, it is not necessary for Lender to require the consent or ratification of any of the Grantors or of the officers, directors, partners, or agents acting or purporting to act on their behalf, and any such consent, ratification or release in reliance upon the professed exercise of such powers shall be guaranteed under this Assignment.
- No Modification.** Grantor shall not enter into any agreement with the holder of any mortgage, deed of trust, or other security agreement which has priority over the Assignment by which that agreement is modified, amended, extended, or renewed without the prior written consent of Lender. Grantor shall neither request nor accept any future advances under any such security agreement without the prior written consent of Lender.

Lender.

Severability. If a court of competent jurisdiction finds any provision of this Assignment to be invalid or unenforceable as to any person or circumstance, such finding shall not render that provision invalid or unenforceable as to any other persons or circumstances. If feasible, any such offending provision shall be deemed to be modified to be within the limits of enforceability or validity; however, if the offending provision cannot be so modified, it shall be stricken and all other provisions of this Assignment in all other respects shall remain valid and enforceable.

Successors and Assigns. Subject to the limitations stated in this Assignment on transfer of Grantor's interest, this Assignment shall be binding upon and inure to the benefit of the parties, their successors and assigns. If ownership of the Property becomes vested in a person other than Grantor, Lender, without notice to Grantor, may deal with Grantor's successors with reference to this Assignment and the indebtedness by way of forbearance or extension without releasing Grantor from the obligations of this Assignment or liability under the Indebtedness.

Time is of the Essence. Time is of the essence in the performance of this Assignment.

Waiver of Homestead Exemption. Grantor hereby releases and waives all rights and benefits of the homestead exemption laws of the State of Illinois as to all Indebtedness secured by this Assignment.

Waiver of Right of Redemption. NOTWITHSTANDING ANY OF THE PROVISIONS TO THE CONTRARY CONTAINED IN THIS Assignment, GRANTOR HEREBY WAIVES ANY AND ALL RIGHTS OF REDEMPTION FROM SALE UNDER ANY ORDER OR JUDGMENT OF FORECLOSURE ON BEHALF OF GRANTOR AND ON BEHALF OF EACH AND EVERY PERSON, EXCEPT JUDGMENT CREDITORS OF GRANTOR, ACQUIRING ANY INTEREST IN OR TITLE TO THE PROPERTY SUBSEQUENT TO THE DATE OF THIS Assignment.

Waivers and Consents. Lender shall not be deemed to have waived any rights under this Assignment (or under the Related Documents) unless such waiver is in writing and signed by Lender. No delay or omission on the part of Lender in exercising any right shall operate as a waiver of such right or any other right. A waiver by any party of a provision of this Assignment shall not constitute a waiver of or prejudice the party's right otherwise to demand strict compliance with that provision or any other provision. No prior waiver by Lender, nor any course of dealing between Lender and Grantor, shall constitute a waiver of any of Lender's rights or any of Grantor's obligations as to any future transactions. Whenever consent by Lender is required in this Assignment, the granting of such consent by Lender in any instance shall not constitute continuing consent to subsequent instances where such consent is required.

GRANTOR'S LIABILITY. This Assignment is executed by Grantor, not personally but as Trustee as provided above in the exercise of the power and the authority conferred upon and vested in it as such Trustee (and Grantor thereby warrants that it possesses full power and authority to execute this instrument), and it is expressly understood and agreed that nothing in this Assignment or in the Note shall be construed as creating any liability on the part of Grantor personally to pay the Note or any interest that may accrue thereon, or any other Indebtedness under this Assignment, or to perform any covenant either express or implied contained in this Assignment, all such liability, if any, being expressly waived by Lender and by every person now or hereafter claiming any right or security under this Assignment, and that so far as Grantor and its successors personally are concerned, the legal holder or holders of the Note and the owner or owners of any Indebtedness shall look solely to the Property for the payment of the Note and Indebtedness, by the enforcement of the lien created by this Assignment in the manner provided in the Note and herein or by action to enforce the personal liability of any guarantor.

FIRST NATIONAL BANK OF LA GRANGE ACKNOWLEDGES IT HAS READ ALL THE PROVISIONS OF THIS ASSIGNMENT AND NOT PERSONALLY, BUT AS TRUSTEE AS PROVIDED ABOVE, HAS CAUSED THIS ASSIGNMENT TO BE SIGNED BY ITS DULY AUTHORIZED OFFICERS AND ITS CORPORATE SEAL TO BE HEREINTO AFFIXED.

GRANTOR:

First National Bank of La Grange

By: [Signature]
Trust Officer

By: [Signature]
Asst. Trust Officer

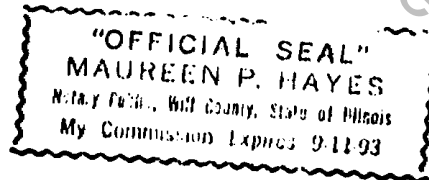
CORPORATE ACKNOWLEDGMENT

STATE OF ILLINOIS
COUNTY OF COOK

On this 20th day of June, 1990, before me, the undersigned Notary Public, personally appeared CHRISTOPHER KYLE, Trust Officer; and MAUREEN P. HAYES, Asst. Trust Officer of First National Bank of La Grange, and known to me to be authorized agents of the corporation that executed the Assignment of Rents and acknowledged the Assignment to be the free and voluntary act and deed of the corporation, by authority of its Bylaws or by resolution of its board of directors, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute this Assignment and in fact executed the Assignment on behalf of the corporation.

By _____
Notary Public in and for the State of ILLINOIS

Heading at _____
My commission expires _____



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