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UNOFFICIAL COPY

MAIL TO:  
CITY NATIONAL BANK  
7222 W. CERMAK ROAD  
NORTH RIVERSIDE, IL 60546

ASSIGNMENT OF MORTGAGE

91539035

The RESOLUTION TRUST CORPORATION was appointed conservator of CLYDE FEDERAL SAVINGS ASSOCIATION, pursuant to Resolution Order 90-275 of the Office of Thrift Supervision dated February 1, 1990.

The RESOLUTION TRUST CORPORATION, as Conservator of CLYDE FEDERAL SAVINGS ASSOCIATION, for value received does hereby grant, sell, assign, transfer, set over and convey to \* FEDERAL HOME LOAN MORTGAGE CORPORATION \*

("Assignee"), its successors and assigns any interest the Assignor may have/ in a mortgage/ deed of trust/ recorded as Document number 20077295 covering the property in said mortgage as shown on attached Exhibit "A".

IN WITNESS WHEREOF, this Assignment has been executed this day of 31st MAY, 1991.

RESOLUTION TRUST CORPORATION,  
Conservator of CLYDE FEDERAL SAVINGS ASSOCIATION

By: Allen J. Bishop  
Name: ALLEN J. BISHOP  
Title: Director of Marketing

ACKNOWLEDGEMENT

DEPT-01 RECORDING \$13.00  
T86666 TRAM 6784 10/16/91 10153100  
#8278 # \*-91-539035  
COOK COUNTY RECORDER

STATE OF ILLINOIS } ss.  
COUNTY OF COOK }

The foregoing instrument was acknowledged before me this 31 day of MAY, 1991, by the above named individual who is authorized to execute this document under Delegation of Authority by John DeLaGrange, Managing Agent for RESOLUTION TRUST CORPORATION, as Conservator of CLYDE FEDERAL SAVINGS ASSOCIATION.

Laura A. Zygmunt  
Notary Public

"Official Seal"  
LAURA SZYGMUNT, NOTARY PUBLIC  
Cook County, State of Illinois  
My commission expires 10/9/91

THIS INSTRUMENT WAS PREPARED BY:  
RTC Resident Counsel  
Clyde Federal Savings Association  
7222 W. Cermak Road  
North Riverside, IL 60546

91539035

WILL CALL

15/02

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Property of Cook County Clerk's Office

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## MORTGAGE

**THIS INDENTURE WITNESSETH:** That the undersigned,

GERALD G. ZEKEN AND ANNA T. ZEKEN, his wife

519 W. Brosside Dr. Arlington Heights, Ill. 60004

of the Village of Arlington Heights, County of Cook, State of Illinois,

hereinafter referred to as the Mortgagor, does hereby Mortgage and Warrant to

### CLYDE SAVINGS AND LOAN ASSOCIATION

a corporation organized and existing under the laws of the STATE OF ILLINOIS, hereinafter

referred to as the Mortgagee, the following real estate, situated in the County of Cook in the State of Illinois, to wit:

Lot 21 in Block 10 in Parkley Square Unit Three, a subdivision of the Southeast Quarter of Section 18, Township 41N, Range 11E, of the 23rd Principal Meridian in Cook County, Illinois.



TOGETHER with all buildings, improvements, fixtures or appurtenances now or hereafter erected thereon, including all apparatus, equipment, fixtures, or articles, whether in single units or centrally controlled, used to supply heat, gas, air conditioning, water, light, power, refrigeration, ventilation or otherwise and any other thing now or hereafter therein or thereon the furnishing of which by lessors to lessees is customary or appropriate, including screens, venetian blinds, window shades, storm doors and windows, floor coverings, screen doors, in-a-door beds, awnings, stoves and water heaters (all of which are declared to be a part of said real estate whether physically attached thereto or not); and also together with all easements and the rents, issues and profits of said premises which are hereby pledged, assigned, transferred and set over unto the Mortgagee, whether now due or hereafter to become due under or by virtue of any lease or agreement for the use or occupancy of said property, or any part thereof, whether said lease or agreement is written or verbal and whether it is now or may be hereafter existing or which may be made by the Mortgagee under the power herein granted to it; It being the intention hereof (a) to pledge said rents, issues and profits on a parity with said real estate and not secondarily and such pledge shall not be deemed merged in any foreclosure decree, and (b) to establish an absolute transfer and assignment to the Mortgagee of all such leases and agreements and all the avails thereunder, together with the right in case of default, either before or after foreclosure sale, to enter upon and take exclusive possession of, manage, maintain and operate said premises, or any part thereof, make leases for terms deemed advantageous to it, terminate or modify existing or future leases, collect said avails, rents, issues and profits regardless of when earned and use such measures whether legal or equitable as it may deem proper to enforce collection thereof, employ renting agencies or other employees, alter or repair said premises, buy furnishings and equipment therefor when it deems necessary, purchase all kinds of insurance, and in general exercise all powers ordinarily incident to absolute ownership, advance or borrow money necessary for any purpose herein stated to secure which a lien is hereby created on the mortgaged premises and on the income therefrom which lien is prior to the lien of any other indebtedness hereby secured, and out of the income retain reasonable compensation for itself, pay insurance premiums, taxes and assessments, and all expenses of every kind, including attorneys' fees incurred in the exercise of the powers herein given, and from time to time apply any balance of income not, in its sole discretion, needed for the aforesaid purposes, first on the interest and then on the principal of the indebtedness hereby secured, before or after any decree of foreclosure, and on the deficiency in the proceeds of sale, if any, whether there be a decree in personam therefor or not. Whenever all of the indebtedness secured hereby is paid, and the Mortgagee, in its sole discretion, feels there is no substantial uncorrected default in performance of the Mortgagor's agreements herein, the Mortgagee, on satisfactory evidence thereof, shall relinquish possession and pay to Mortgagor any surplus income in its hands. The possession of Mortgagee may continue until all indebtedness secured hereby is paid in full or until the delivery of a Master's Deed or Special Commissioner's Deed pursuant to a decree foreclosing the lien hereof, but if no deed be issued then until the expiration of the statutory period during which it may be issued. Mortgagee shall, however, have the discretionary power at any time to refuse to take or to abandon possession of said premises without affecting the lien hereof. Mortgagee shall have all powers, if any, which it might have had without this paragraph. No suit shall be sustainable against Mortgagee based upon acts or omissions relating to the subject matter of this paragraph unless commenced within sixty days after Mortgagee's possession ceases.

TO HAVE AND TO HOLD the said property, with said buildings, improvements, fixtures, appurtenances, apparatus and equipment unto said Mortgagee forever, for the uses herein set forth, free from all rights and benefits under the Homestead Exemption Laws of the State of Illinois, which said rights and benefits said Mortgagee does hereby release and waive.

TO SECURE the payment of a certain indebtedness from the Mortgagor to the Mortgagee evidenced by a note made by the Mortgagor in favor of the Mortgagee, bearing even date herewith in the sum of \*\*\*\*\* TWENTY THREE THOUSAND TWO HUNDRED AND NO/100 \*\*\*\*\* Dollars (\$ 23,200.00 ), which note, together with interest thereon as provided by said note, is payable in monthly installments of \*\*\*\*\* ONE HUNDRED THIRTY SEVEN AND NO/100 \*\*\*\*\* Dollars (\$ 137.00 ) on the first day of each month commencing with March 1, 1967 until the entire sum is paid.

519 W Brosside Dr  
Arlington Heights, Ill 60004

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To secure performance of the other agreements in said note, which are hereby incorporated herein and made a part hereof, and which provide, among other things, for an additional monthly payment of one-twelfth (1/12th) of the estimated annual taxes, assessments, insurance premiums and other charges upon the mortgaged premises. And to secure possible future advances as hereinafter provided and to secure the performance of the Mortgagor's covenants herein contained,

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