

ASSIGNMENT OF RENTS  
(ILLINOIS)

FORM NO. 814  
APR. 11, 1990

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91614032

CAUTION: Consult a lawyer before using or acting under this form.  
All warranties, including merchantability and fitness, are excluded.

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KNOW ALL MEN BY THESE PRESENTS, THAT the Assignor,  
SE CHUN KIM and KEUN OK KIM, his wife,

of the Village of Wilmette, County of Cook and State of Illinois,

in consideration of One Dollar (\$1) and other valuable consideration in hand paid, the receipt of which is hereby acknowledged, does hereby sell, assign, transfer and set over unto the Assignee, KOREA FIRST BANK, 205 North Michigan Avenue, Suite 915,

of the City of Chicago, County of Cook and State of Illinois, his executors, administrators and assigns, all the avails, rents, issues and profits now due and which may hereafter become due under or by virtue of any lease, whether written or verbal, or any letting of, or any agreement for the use or occupancy of any part of the premises hereinafter described, which may have been heretofore or may be hereafter made or agreed to, or which may be made or agreed to by the Assignee under the power herein granted, it being the intention to hereby establish an absolute transfer and assignment of all such leases and agreements and all the avails thereunder unto the Assignee and especially those certain leases such rent being payable monthly in advance with respect to the premises described as follows, to-wit:

Above Space For Recorder's Use Only

(See the attached Rider for the Legal Descriptions.)

Commonly known as 2700-00 W. Touhy Avenue/7200 N. Washtenaw, Chicago, Illinois 60645

Permanent Real Estate Index Numbers 10-25-425-050-1001 thru 10-25-425-050-1028

and the Assignor hereby irrevocably appoints the Assignee as his true and lawful attorney to collect all of said avails, rents, issues and profits arising or accruing at any time hereafter, and all now due or that may hereafter become due under each and every the leases or agreements, written or verbal, existing or to hereafter exist, for said premises, and to use such measures, legal or equitable, as in his discretion may be deemed proper or necessary to enforce the payment or the security of such avails, rents, issues and profits, or to secure and maintain possession of said premises or any portion thereof and to fill any and all vacancies, and to rent, lease or let any portion of said premises to any party or parties at his discretion, hereby granting full power and authority to exercise each and every the rights, privileges and powers herein granted at any and all times hereafter without notice to the Assignor, and further, with power to use and apply said avails, issues and profits to the payment of any indebtedness or liability of the Assignor to the Assignee, due or to become due, or that may hereafter be contracted, and also to the payment of all expenses and the care and management of said premises, including taxes and assessments, and the interest on incumbrances, if any, which may in said attorney's judgment be deemed proper and advisable, hereby ratifying all that said attorney may do by virtue hereof.

GIVEN under the hand s and seals this 12th day of November, 1991

Se Chun Kim (SEAL)

Keun Ok Kim (SEAL)

STATE OF Illinois } ss. I the undersigned  
County of Cook } a notary public in and for said County, in the State aforesaid, Do Hereby  
Certify that SE CHUN KIM and KEUN OK KIM, his wife,  
personally known to me to be the same person s whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 12th day of November, 1991

Notary Public

This instrument was prepared by K.Y. Shim, Attorney, 77 W. Washington St., Chicago, Ill. 60602 (NAME AND ADDRESS)

MAIL TO: KOREA FIRST BANK  
205 N. Michigan Avenue Suite 915  
Chicago, Illinois 60601

(Att: HSC)

1300  
BOX 333

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## LEGAL DESCRIPTION

Units 2A, P2A, 2B, P2B, 2C, P2C, 2D, P2D, 3A, P3A, 3B, P3B, 3C, P3C, 3D, P3D, S1, PS1, S2, PS2, S3, PS3, S4, PS4, PS5, PS6, PS7 and PS8 in the Rogers Park Condominium Homes, as delineated on a survey of the following described real estate:

Lots 37, 38 and 39 in Mitchell and Scott's Addition to Roger's Park, being a subdivision of the West 1/2 (except the East 12 feet thereof) of the East 13 1/3 acres of the South 1/2 of the South West 1/4 of the South East 1/4 of Section 25, Township 41 North, Range 13 East of the Third Principal Meridian, according to plat recorded October 6, 1923 as document 8139127, in Cook County, Illinois,

which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as document no. 25899866 on June 10, 1981 with the office of the Recorder of Deeds of Cook County, Illinois, together with its undivided percentage interest in the common elements.

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