

ASSIGNMENT

ASSIGNMENT made the 6th day of April, 1992, from LARS NILSSON ("Assignor"), to AETNA BANK, AN ILLINOIS BANK, AS TRUSTEE UNDER THE TRUST AGREEMENT DATED NOVEMBER 15, 1984, AND KNOWN AS TRUST NUMBER 10-3051 ("Assignee").

Recitals

Assignor is a beneficiary of Assignee, and has asked Assignee to borrow \$450,000.00 from Royal American Bank, an Illinois bank, as memorialized in a Mortgage Note ("Note") and a Mortgage, Security Agreement, Assignment of Leases and Rents and Financing Statement ("Mortgage"), each dated NOVEMBER 22, 1991.

The Note and Mortgage are secured by the premises described on Exhibit A, commonly known as 1145-47 Wilmette Avenue, Wilmette, Illinois 60091 ("Premises").

As a condition precedent to Assignee's executing the Note and Mortgage, Assignor has agreed to assign all of his right, title and interest to all of the leases pertaining to the Premises ("Leases").

Assignment

NOW THEREFORE, in consideration of Assignor's undertaking of the Note and Mortgage, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Assignor hereby assigns all his right, title and interest in all of the Leases (together with all extensions, amendments and addenda thereto) described on Exhibit B attached hereto, and all other tenancies with respect to the Premises, to Assignee.

Assignor agrees to hold Assignee harmless from any and all liabilities arising from the Leases.

IN WITNESS WHEREOF, the Assignor has executed this Assignment as of the date first above written.


LARS NILSSON

DEPT. OF RECORDS & CLERK'S OFFICE
COUNTY CLERK
100 N. 2ND ST. CHICAGO, ILL. 60602
COUNTY RECORDER

MAIL TO: ROYAL AMERICAN BANK
1604 COLONIAL PARKWAY
LIBERTYVILLE, ILL. 60067

2750

92408253

UNOFFICIAL COPY

11/15/2012

92105253

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The undersigned, as Trustee under Trust Agreement dated November 15, 1984 and known as Trust No. 10-3051, hereby accepts the above assignment.

This instrument is executed by the undersigned not personally but solely as Trustee ("Trustee"), in the exercise of the power and authority conferred upon and vested in it as such Trustee.

AETNA BANK AN ILLINOIS BANK, AS
TRUSTEE UNDER TRUST AGREEMENT DATED
NOVEMBER 15, 1984 AND KNOWN AS
TRUST NO. 10-3051, and not personally .

Attest:

By: _____

Its: Asst. Vice Pres.

By: _____

Its: Asst. Vice President-Asst. Trust Officer

1139\02\1CC9.1

AETNA BANK is signing this as land trustee only and solely for the purpose of binding title.

92105053

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8/27/20 12

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9 2 4 0 3 2 5

EXHIBIT A

[LEGAL DESCRIPTION OF PREMISES]

SUBLOTS 1 AND 2 IN BRETHOLD'S RESUBDIVISION OF LOTS 5 AND 6 IN DINGEE'S RESUBDIVISION OF BLOCK 25 IN VILLAGE OF WILMETTE (EXCEPT THAT PART OF SAID LOT 2 FALLING IN LOT C IN OWNER'S RESUBDIVISION OF LOTS 1, 2, AND 3 (EXCEPT THE SOUTH 10 FEET) OF BRETHOLD'S RESUBDIVISION AFORESAID) SECTION 34, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. 05-34-106-004

COMMON ADDRESS. 1145-47 WILMETTE AVENUE, WILMETTE, IL

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IN WITNESS WHEREOF, I have hereunto set my hand and the seal of said Court, at Chicago, Illinois, this _____ day of _____, 20__.

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8/1/2022

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7 2 4 0 3 2 5 3

EXHIBIT B

1. Lease dated June 5, 1990 between Assignor as Lessor and Sapphire Island, an Illinois corporation, as Lessee for the storefront of 1147 Wilmette Avenue contained in the Premises.
2. Lease dated March 26, 1992 between Assignor as Lessor and John Romanski and Colleen McGuire, as Lessees for the storefront of 1145 Wilmette Avenue contained in the Premises.

The above leases include all extensions, amendments and addenda thereto.

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