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NOTICE: This is a legal form and may be subject to the terms, conditions and restrictions set forth in the instructions on the reverse side of this form.

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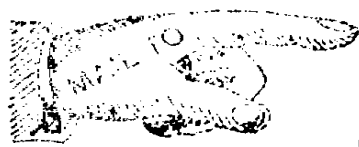
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KNOW ALL MEN BY THESE PRESENTS, THAT the Assignor,
Chicago City Bank and Trust Company at Trustee under
Trust Agreement dated April 9, 1987 and Known as
Trust Number 11348

of the City of Chicago 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, Independence Bank of Chicago 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 and agreements now existing as follows:

DATE OF LEASE: _____ TERM: _____ MONTHLY RENT: _____



Independence Bank of Chicago
1936 S. Cottage Square
Chicago Ill 60605

such rent being payable monthly in advance with respect to the premises described as follows, to-wit:

Lot 1 in Block 5 in McIntosh Brother's State Street addition to Chicago, in the East 1/2 of Section 33, Township 38 North, Range 14, East of the Third principal Meridian, in Cook county, Illinois.

Permanent Real Estate Index Number(s): 20-33-213-016

Address(es) of premises: 105 West 80th Street, Chicago, Illinois

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 of 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 encumbrances, 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. **Exculpation Execution Clause and Acknowledgement executed by the Assignor attached hereto is made a part hereof by this reference thereto.**

Given under my hand and official seal this _____ day of _____, 19____
(SEAL) See Exculpatory RIDER attached to and made a part of this instrument. (SEAL)

STATE OF _____ }
County of _____ } ss. I, _____ a notary public in and for said County, in the State aforesaid, Do Hereby

Certify that personally known to me to be the same person whose name _____ subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this _____ day of _____, 19____

Notary Public

This instrument was prepared by Herbert H. Fisher 205 West Wacker Drive Suite 1000 (NAME AND ADDRESS)

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Property of Cook County Clerk's Office

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UNOFFICIAL COPY

RIDER ATTACHED TO AND MADE A PART OF ASSIGNMENT OF RENTS TO INDEPENDENCE BANK OF CHICAGO DATED AUGUST 27, 1992
 SECURING THE UNDERSIGNED NOTE IN THE ORIGINAL FACE AMOUNT OF \$50,000.00

This Assignment of Rents is executed by CHICAGO CITY BANK AND TRUST COMPANY, not personally but as Trustee, as aforesaid, in the exercise of the power and authority conferred upon and vested in it as such Trustee, and it is expressly understood and agreed that nothing herein or in said Note contained shall be construed as creating any liability on said CHICAGO CITY BANK AND TRUST COMPANY, either individually or as Trustee, personally to pay the said Note or any interest that may accrue thereon, or any indebtedness accruing hereunder, or to perform any covenant, either express or implied, herein contained, specifically including, without limitation, any covenant, representation, warranty, condition, agreement or indemnity pertaining to environmental pollution, toxic substances or hazardous wastes, all such liability, if any, being expressly waived by the grantee and by every person now or hereafter claiming any right of security hereunder, and that so far as CHICAGO CITY BANK AND TRUST COMPANY, either individually or as Trustee, or its successors are concerned, the legal holder or holders of said Note and the owner or owners of any indebtedness accruing hereunder shall look solely to the premises hereby conveyed for the payment thereof, by the enforcement of the lien hereby created, in the manner herein and in said Note provided, or by action to enforce the personal liability of the guarantor, or co-signer, if any.

IN WITNESS WHEREOF, CHICAGO CITY BANK AND TRUST COMPANY, an Illinois corporation, not personally but as Trustee, under the provisions of a Trust Agreement dated APRIL 9, 1987, and known as Trust Number 11448, has caused these presents to be executed, sealed and delivered as of the date above stated.

CHICAGO CITY BANK AND TRUST COMPANY,
 As Trustee, as aforesaid, and not personally,

BY: *Fritz A. Jony*
 Vice President

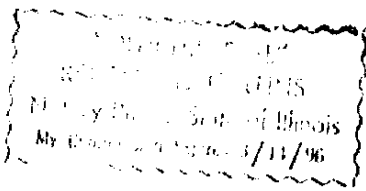
ATTEST: *John [Signature]*
 Trust Officer

STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

92869372

I, the undersigned, A Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that the aforementioned Vice President of the CHICAGO CITY BANK AND TRUST COMPANY and that the aforementioned Trust Officer of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President and Trust Officer, respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said Trust Officer did also then and there acknowledge that he, as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as his own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 27 day of August 1992.



Norma Collins
 NOTARY PUBLIC