

UNOFFICIAL COPY
ASSIGNMENT OF RENTS

KNOW ALL MEN BY THESE PRESENTS, that the undersigned,
RONALD A. GIUSTI AND CAROL A. GIUSTI

93427676

In consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations, in hand paid, the receipt whereof is hereby acknowledged, do hereby sell, assign, transfer and set over unto
DOUGLAS SAVINGS BANK

its successors and/or its assigns, a corporation organized and existing under the laws of the
THE STATE OF ILLINOIS (hereinafter referred to as the Association) all the rents, issues and profits now 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 following described premises:

SEE ATTACHED RIDER

Commonly Known as: 1255 W. PROSPECT AVENUE-UNIT 102, MOUNT PROSPECT, ILLINOIS 600
03-33-412-037-1002

It being the intention of the undersigned to hereby establish an absolute transfer and assignment of all such leases and agreements and all the avals thereunder unto the Association, whether the said leases or agreements may have been heretofore or may be hereafter made or agreed to, or which may be made or agreed to by the Association under the power herein granted.

The undersigned do hereby irrevocably appoint the said Association their agent for the management of said property, and do hereby authorize the Association to let and re-let said premises or any part thereof, according to its own discretion, and to bring or defend any suits in connection with said premises in its own name or in the name of the undersigned, as it may consider expedient, and to make such repairs to the premises as it may deem proper or advisable, and to do anything in and about said premises that the undersigned might do, hereby ratifying and confirming anything and everything that the Association may do.

It being understood and agreed that the said Association shall have the power to use and apply said avals, issues and profits toward the payment of any present or future indebtedness or liability of the undersigned to the said Association, due or to become due, or that may hereafter be contracted, and also toward the payment of all expenses and the care and management of said premises, including taxes and assessments which may in its judgment be deemed proper and advisable, hereby ratifying and confirming all that said Association may do by virtue hereof. It being further understood and agreed that in the event of the exercise of this assignment, the undersigned will pay rent for the premises occupied by them at a rate per month fixed by the Association, and a failure on their part to promptly pay said rent on the first day of each and every month shall, in and of itself constitute a forcible entry and detainer and the Association may in its own name and without any notice or demand, maintain an action of forcible entry and detainer and obtain possession of said premises. This assignment and power of attorney shall be binding upon and inure to the benefit of the heirs, executors, administrators, successors and assigns of the parties hereto and shall be construed as a covenant running with the land, and shall continue in full force and effect until all of the indebtedness or liability of the undersigned to the said Association shall have been fully paid, at which time this assignment and power of attorney shall terminate.

It is understood and agreed that the Association will not exercise any of its rights under this Assignment until after default in the payment of any indebtedness or liability of the undersigned to the Association.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals, this 1ST day of
JUNE A.D. 1993

(SEAL)

RONALD A. GIUSTI

(SEAL)

CAROL A. GIUSTI

STATE OF ILLINOIS
COUNTY OF Cook

I, Notary Public, a Notary Public in and for said County, in the State aforesaid,

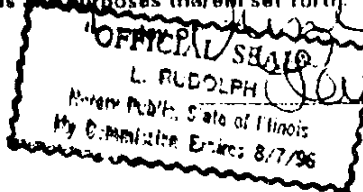
DO HEREBY CERTIFY THAT

RONALD A. GIUSTI AND CAROL A. GIUSTI, HUSBAND AND WIFE

personally known to me to be the same persons whose names 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 Notarial Seal, this

A.D. 1993



Notary Public

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COOK COUNTY, ILLINOIS
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UNIT 102 AS DESCRIBED IN SURVEY DELINEATED ON AND ATTACHED TO AND A
PART OF A DECLARATION OF CONDOMINIUM OWNERSHIP REGISTERED ON THE 26TH
DAY OF APRIL, 1974, AS DOCUMENT 2749656.
AN UNDIVIDED 3.8582 PERCENT INTEREST (EXCEPT THE UNITS DELINEATED AND
DESCRIBED IN SAID SURVEY) IN AND TO THE FOLLOWING DESCRIBED PREMISES:
LOT ONE (1) IN NORMAN TRIEGER'S RESUBDIVISION OF LOTS 1 THROUGH 16,
BOTH INCLUSIVE, AND ALL THE VACATED ALLEY IN BLOCK 1, VACATED THAYER
AVENUE AND LOTS 1 AND 22 IN BLOCK 2, ALL IN CENTRALWOOD, BEING A
SUBDIVISION OF PART OF THE WEST HALF (1/2) OF THE SOUTHEAST QUARTER
(1/4) OF SECTION 13, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD
PRINCIPAL MERIDIAN, ACCORDING TO PLAT OF SAID NORMAN TRIEGER'S
RESUBDIVISION REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF
COOK COUNTY, ILLINOIS, ON FEBRUARY 5, 1923, AS DOCUMENT NUMBER 2673780.

RIDER - LEGAL DESCRIPTION

03-33-412-037-1002

PREPARED BY:
V. T. STUTZMAN
14 NORTH DRYDEN
ARLINGTON HEIGHTS, IL 60004
RECORD AND RETURN TO:
DOUGLAS SAVINGS BANK
14 NORTH DRYDEN
ARLINGTON HEIGHTS, ILLINOIS 60004