

7491759 APR / FZ 3

UNOFFICIAL COPY

ASSIGNMENT OF RENTS (ILLINOIS)

94234694

Read this carefully before signing or acting under this form. Neither the publication of the contents of this form
nor any warranty, express or implied, in connection therewith, shall be held to constitute an offer of insurance or any other financial product.

KNOW ALL MEN BY THESE PRESENTS, THAT the Assignor, **River Oaks Bank and Trust Company**, as Trustee under Trust Agreement dated February 4, 1986 and known as Trust Number 7141 (0-1191-17

of the City of **Calumet City** 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 ~~to the Assignee~~

Above Space For Recorder's Use Only **25**

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

COOK COUNTY, ILLINOIS

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

SEE EXHIBIT A ATTACHED HERETO

BOX 333

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Permanent Real Estate Index Number(s): ~~20-24-304-001 and 21-30-100-002~~

Address(es) of premises: **6701-11 South Cregier/1801-09 East 67th Street and 6700-08 South Constance, Chicago, Illinois and 7131-45 South Yates to 7131-52 South Exchange, Chicago, Illinois 60649**

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

GIVEN under _____ hand _____ and seal _____ this _____ day of _____, 19 _____

(SEAL)

(SEAL)

STATE OF _____

County of _____ a rotary 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

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Property of Cook County Clerk's Office

THIS ASSIGNMENT OF RENTS is executed by the River Oaks Bank and Trust Company, as Trustee, under the provisions of a deed or deeds to which it is a party and delivered to said Company in pursuance of a Trust Agreement dated February 4, 1986 and known as Trust Number 2141, 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 the said Borrower or on said River Oaks Bank and Trust Company 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, all such liability, if any, being expressly waived by Trustee and by every person now or hereafter claiming any right or security hereunder, and that so far as the Borrower and its successors and said River Oaks Bank and Trust Company personally 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 guarantors, if any.

IN WITNESS WHEREOF, River Oaks Bank and Trust Company, not personally but as Trustee aforesaid, has caused these presents to be signed of its Vice-President or Assistant Vice-President and its corporate seal to be hereunto affixed and attested by its Vice Secretary, the date and year first above written.

River Oaks Bank and Trust Company- as Trustee
as aforesaid, and not personally,

By: *Barney Quinn*
VICE PRESIDENT

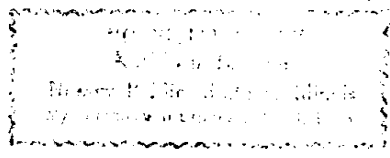
Attest: *Marilyn A. Stack*
ASSISTANT SECRETARY

STATE OF ILLINOIS)
) SS:
COUNTY OF C O O K)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named Vice President and Secretary of the River Oaks Bank and Trust Company, corporation, personally known to be me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President and Assistant Secretary, respectively, appeared before me this day in person and acknowledged that they signed and delivered the same instrument as their own free and voluntary act and as the free and voluntary act of said corporation, as Trustee, for the uses and purposes therein set forth; and that said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of the corporation, caused the corporate seal of said corporation to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said corporation for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 9th day of March, 1994.

Frederick J. [Signature]
Notary Public



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LOTS 1 AND 2 IN TURNQUIST'S SUBDIVISION OF LOTS 1, 2, 21 AND 22 IN BLOCK 4 IN JACKSON PARK HIGHLANDS, OF THE EAST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, AS SHOWN ON PLAT RECORDED MARCH 30, 1923 AS DOCUMENT 7861437 IN BOOK 176 OF PLATS PAGE 14, IN COOK COUNTY, ILLINOIS

PIN: 20-24-304-001

Address of 6701-11 South Cregier/1801-09 East 67th Street and 6700-08 South Constance, Chicago, Illinois 60649

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EXHIBIT A

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10/21/2011