

ASSIGNMENT OF RENTS

KNOW ALL MEN BY THESE PRESENTS, THAT the Assignor, GILBERTO NAVARRO and VIRGINIA NAVARRO, his wife, of the City of Chicago, County of Cook and State of Illinois, in consideration of One Dollar (\$1.00) and other good and valuable consideration, in hand paid, the receipt of which is hereby acknowledged, do hereby sell, assign, transfer and set over unto the Assignee, FIRST AMERICAN MORTGAGE, their executors, administrators and assigns, all the 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 herein, all relating to the real estate and premises situated in the City of Chicago, in the County of Cook, State of Illinois and described as follows, to wit:

LOT 30 IN THOMAS RUTTER SUBDIVISION OF LOT 1 IN SUPERIOR COURT PARTITION OF PART OF THE WEST 1/2 OF THE NORTH WEST 1/4 OF SECTION 1, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.E.N.: 19-01-100-005

DEPT-01 RECORDING \$22.00
T8000 TRAM 7160 04/07/94 12:30:00
#3101 # 94-311724
COOK COUNTY RECORDER

COMMONLY KNOWN AS: 3923-25 SOUTH KEDZIE AVENUE, 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 of 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.

94311724

GIVEN under my hand and seal this 21st day of March, 1994.

Gilberto Navarro (SEAL)
GILBERTO NAVARRO

Virginia Navarro (SEAL)
VIRGINIA NAVARRO

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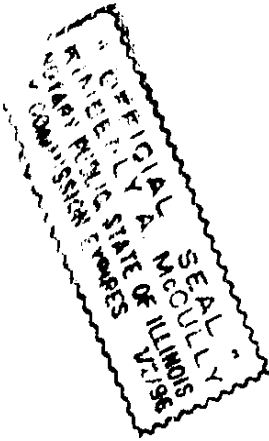
STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

I, the Undersigned a notary public in and for said County, in the State aforesaid,

Do Hereby Certify that Robert and Virginia Navarra

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

GIVEN under my hand and official seal this 21st day of March, 1994.



Stanley A. McCully
Notary Public

THIS INSTRUMENT PREPARED BY AND MAILED TO:

C. DEAN MATSAS
5069 N. Broadway Avenue
Suite 300
Chicago, Il. 60640
(312) 907-9600

94311224

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**ATTORNEYS' NATIONAL
TITLE NETWORK**

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