## UNOFFICIAL CO

3855774

## **ASSIGNMENT OF RENTS**

January 237

HIS WIFE

Benny Baggett, Carolyn Baggett & Earnestine Harris, 10925 S. Eggleston, Chicago, Illinois KNOW ALL MEN BY THESE PRESENTS, that Benny Baggett, Carolyn Baggett & Earnestine Harris, 10925 No. 10925 N "Assignee"), all the rents, earnings, income, issues and profits of and from the real estate and premises hereinafter described, which are now due and which may hereafter become due, payable or collectible under or by virtue of any lease, whether written or oral, or any leiting of, possession of, or any agreement for the use or occupancy of any part of the real estate and premises hereinafter described, which said Assignor may have heretofore made or agreed to, or may hereinafter make or agree to, or which may be made or agreed to by the Assignee under the powers hereinafter granted, together with any rents, earnings and income arising out of any agreement for the use or occupancy of the following described real estate and premises to which the beneficiaries of Assignor's said trust may be entitled; it being the intention hereof to make and establish hereby exceptions are described and assignment of all such losses and agreements and all the rents, earnings, issues, income, and profits the reunder unto the Assignee herein, all relating to the real estate and premises situated in the County of the county of the county of the county of the real estate and premises situated in the County of the real estate and premises situated in the County of and State of Illinois and described as follows:

LOT NINE (3) IN RESUBDIVISION OF LOT "A" (EXCEPT THE EAST 145 FEET THEREOF) IN FRANK L. JOHNSON"S NORTH SHELDON HEIGHTS SECOND ADDITION, BEING A SUBDIVISION IN 19TS 51 AND 54 IN SCHOOL TRUSTEES' SUBDIVISION OF SECTION 16, TOWNSHIP 37 NATH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN.

COMMONLY KNOWN AS: 10925 S. Eggleston, Chicago, Il.

Permanent Tax No(s):

Thirteen thousand, eight hundred nineteen (\$ 13,819.00 This instrument is given to secure payment of the principal sum of \_\_\_\_\_\_ of even date herowith secured by a Trust Deed to MIDLOTHIAN STATE BANK, evidenced by a .... NOTE an Illinois banking corporation, as Trustee or Mortgage dated 1/23/90 and recorded in the Registrar of Titles of the above named County, conveying the real estate and premises hereinabove described. This instrument shall remain in full force and effect until said Note and the interest thereon, and all other costs and charges which may have accrued or may hereafter accrue under said Trust Deed, or under the Note secured thereby have have been fully paid. thereby, have been fully paid.

This assignment shall not become operative until a default exists in the payments of principal or interest or in the performance of the terms or conditions contained in the Trust Deed herein referred to and in the Note or Notes secured thereby.

This assignment shall not become operative until a default exists in the raym into of principal or interest or in the performance of the terms or conditions contained in the Trust Deed herein referred to and in the Note or Notes secured thereby. Without limitation of any of the legal rights of Assignee as the absolute assigner of the rents, issues and profits of said real estate and premises above described, and by way of enumeration only, it is agree of hat in the event of any default under the said trust Deed above described, whether before or after the note or notes secured by exid Trust Deed is or are declared to be due in accordance with the terms of said Trust Deed, or whether before or after the institution of any legal proceedings to foreclose the lien of said Trust Deed or Mortgage, or before or after any said thereunder, Assignee shall be entitled to take actual possession of the said real estate and premises hereinabove described or of any part hereof, personally or by agent or attorney, as for condition broken, and may, with or without force, and with or without process of law, and without any action on the part of the holder or holders of the indebtedness secured by said Trust Deed or Mortgage, which upon take, and maintain possession of all or any part of said real estate and premises hereinabove described toget er with all documents, books, records, papers, and accounts relating thereto and may exclude the Assignor discribed results and premises thereof. Assignee may, at the expense of the mortgaged property, from time to, their agents or servants, wholly therefrom, and may hold, operate, manage and control the said real estate and premises as may seem judicious, and may insure and reinsure the same, and may is as asid mortgaged property in such parcels and for such times and on such terms as may seem fit, including leases for terms expiring beyond the maturity of the indebtedness secured by said Trust Deed, and may cancel any lease or any cause or on any ground which would entitle the Assignor o

(1) Interest on the principal and overdue interest on the note secured by said Trust Deed, at the rate therein provided; (2) interest accrued and unpaid on the said note or notes; (3) the principal of said note or notes from time to time remaining outstanding and unpaid; (4) any and all other charges secured by or created under the said Trust Deed above referred to; and (5) the balance, if any, to the Assignor.

This instrument shall be assignable by Assignee, and all of the terms and provisions hereof shall be binding upon and inure to the benefit of the respective executors, administrators, legal representatives, successors and assigns of each of the parties hereto. The fallure of Assignee, or any of the agents, attorneys, successors or assigns of the Assignee to enforce any of the terms, provisions and conditions of this agreement for any period of time, at any time or times, shall not be construed or deemed to be a waiver of any rights under the terms hereof but said Assignee or the agents, attorneys, successors or assigns of the Assignee shall have full right, power and authority to enforce this agreement, or any of the terms, provisions, or conditions hereof, and exercise the powers hereunder, at any time or times that shall be deemed fit.

The release of the Trust Deed securing said note shall ipso facto operate as a release of this instrument.

not personally but as Trustee as aforesaid, in the Trustee. Nothing herein or in said Trust Deed or N	exercise of the p	ower and authority conferre	d upon and vested in it as such
any flability on		, personally to pay th	e said Trust Deed or Morigage
or in said Note or Notes contained shall be constructed by the said thereunder or hereunder, or to perform any agree	Note or any inter	est that may accrue thereon	, or any indebtedness accruing
such liability, if any, being expressly waived by	Mant of covenan Assignee and by	/ BRYONS NOW OF REFEREN	claiming any right or security serned, the Assignee hereunder
hereunder. So far as or the legal holder or holders of said Note or No anyone making any claim hereunder shall look so for the payment thereof, by the enforcement of the herein and in said Trust Deed or Mortgage and N	labe to the fruet n	er or owners of any indebi	edness accruing hereunder or d to the repts bereby assigned
		ION OR LAND TRUST)	
IN WITNESS WHEREOF, Assignor has caused officers to execute this instrument in its name on	its corporate sea	i to be affixed hereto and i	nas caused its duly authorized
e e e e e e e e e e e e e e e e e e e		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	gang ganggang ang manggang ang ang ang ang ang ang ang ang
	•	Mad Min App App は、 App App App App App App App App App App	
(SEAL)			र्षक्षित्रे । यू ११ वर्ष कुलास्कृतिस्कृति
(SEAL)	Ву:	<del></del>	<u>ယ</u> တ <u>ဗ</u>
3855774	Mon ilea	,	5 01 5 01
Q <sub>/x</sub>	ALLest Start	4 4 5 5 5	
- L L L	REGISTA	RID FILES E E E	
		FE SEE	tarada Najiga <del>M</del> is
STATE OF ILLINOIS IC.)  LO 188 LC  LO 198 LC  LO 198 LC	·	DEN JO	
± 6, 8 8 8 6 6		100	
I, the undersigned, a Notary Public in and for said	County, In the St		CERTIFY that
and	of yuch		personally known to me to be
the same persons whose names are subscribed to t	the fore tolno inst	rument as such	
	Crivery, app ea ec	perore me this day in perso	n and acknowledged that they
signed and delivered the said instrument as the	ir own free and	voluntary act and as the f	in and acknowledged that they ree and voluntary act of said
signed and delivered the said instrument as the	ir own free and les and purpoons	voluntary act and as the f	ree and voluntary act of said
signed and delivered the said instrument as the	ir own free and les and purpoons	voluntary act and as the f	ree and voluntary act of said
signed and delivered the said instrument as the	ir own free and les and purpoons	voluntary act and as the finderein set forth.	ree and voluntary act of sald
signed and delivered the said instrument as the	ir own free and les and purpoons	voluntary act and as the f	ree and voluntary act of sald
gigned and delivered the said instrument as the first the use of t	Ir own free and less and purposes and purposes and purposes day of	NOTARY PUB	Fig. 2. The second of the seco
algned and delivered the said instrument as the, for the us, for the us, given under my hand and Notarial Seal this	Ir own free and less and purposes and purposes and purposes day of	NOTARY PUB	Fig. 2. The second of the seco
gigned and delivered the said instrument as the first the use of t	Ir own free and less and purposes and purposes and purposes day of	NOTARY PUB	Fig. 2. The second of the seco
given under my hand and Notarial Seal this  (IF AS  IN WITNESS WHEREOF, Assignor has executed Benny (Baggette)	ir own free and less and purposed day of	NOTARY PUB	SLIC
Given under my hand and Notarial Seal this	ir own free and less and purposed day of	NOTARY PUB	SLIC
gigned and delivered the said instrument as the for the use of the	ir own free and less and purposed and purposed and purposed and an incident and a second and a s	NOTARY PUE  NOTARY PUE  NOTARY PUE  NOTARY PUE  NOTARY PUE  Carolyn D. Bagge  X Carolyn D. Bagge  X Earnestine Harri	SLIC  Stand voluntary act of said  SLIC  Standard (Seal)
given under my hand and Notarial Seal this  (IF AS  IN WITNESS WHEREOF, Assignor has executed  X Bonny Baggette  STATE OF ILLINOIS ) SS	SSIGNOR IS AN Id this instrument  (Seal)	NOTARY PUBLICATION OF THE CAROLYN D. Bagge  X Carolyn D. Bagge  X Earnestine Harri	SLIC  Iten.  (Seal)
Signed and delivered the said instrument as the for the use of the	SSIGNOR IS AN I this instrument  (Seal)	NOTARY PUBLICATION OF THE METERS OF THE PUBLICATION OF THE METERS OF THE PUBLICATION OF T	SERTIFY that Barry Bacyett, whose name(s) are
Signed and delivered the said instrument as the form of the use of	day ofday of	NOTARY PUBLISHED WITH A Carolyn D. Bagge X Earnestine Harri Published Market Date of the same person(s) y in person and acknowledge voluntary act, for the uses at the inches of the same person and acknowledge voluntary act, for the uses at the inches of the same person and acknowledge voluntary act, for the uses at the inches of the same person and acknowledge voluntary act, for the uses at the inches of the inches o	SERTIFY that Barry Bacyett, whose name(s) are
Signed and delivered the said instrument as the for the use of the under my hand and Notarial Seal this	day of day of day of day of day of dissignor is an interpretation of this instrument (Seal)  I County in the Stonally known to refere me this date free and	NOTARY PUBLICATION OF THE METERS OF THE PUBLICATION OF THE METERS OF THE PUBLICATION OF T	SERTIFY that Benny Bequett, whose name(s) are eigned.
SIGNED and delivered the said instrument as the form of the use of	day ofday of	NOTARY PUBLISHED WITH A Carolyn D. Bagge X Earnestine Harri Published Market Date of the same person(s) y in person and acknowledge voluntary act, for the uses at the inches of the same person and acknowledge voluntary act, for the uses at the inches of the same person and acknowledge voluntary act, for the uses at the inches of the same person and acknowledge voluntary act, for the uses at the inches of the inches o	SERTIFY that Benny Bequett, whose name(s) are eigned.
Signed and delivered the said instrument as the for the use of the under my hand and Notarial Seal this	day ofday of	NOTARY PUBLISHED WITH A Carolyn D. Bagge X Earnestine Harri Published Market Date of the same person(s) y in person and acknowledge voluntary act, for the uses at the inches of the same person and acknowledge voluntary act, for the uses at the inches of the same person and acknowledge voluntary act, for the uses at the inches of the same person and acknowledge voluntary act, for the uses at the inches of the inches o	SERTIFY that Barry Baggett, whose name(s) are ed that they signed, and purposes set forth therein.
STATE OF ILLINOIS  I, the understand, a Notary Public in and for asid sealed and delivered the said instrument as the beauty Benefit & Farmestine Harrist, persusable and delivered the said instrument as	day ofday of	NOTARY PUE  NOTARY	SERTIFY that Barry Baggett, whose name(s) are ed that they signed, and purposes set forth therein.
Signed and delivered the said instrument as the for the use of the under my hand and Notarial Seal this	day of	NOTARY PUE  NOTARY	SERTIFY that Barry Baggett, whose name(s) are ed that they signed, and purposes set forth therein.

MIDLOTHIAN STATE BANK 3737 West 147th Street Midlothian, Illinois 60445 (312) 388-6500