

UNOFFICIAL COPY

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A. All fixtures and articles of property now or hereafter attached to or used or adapted for use in the operation of certain land commonly identified and legally described on Exhibit B attached hereto and made a part hereof ("Land") and the improvements situated thereon ("Improvements") (Land and Improvements, collectively, "Mortgaged Premises") (whether such items be leased, owned absolutely or subject to any title retaining or security instrument, or otherwise used or possessed), including without limitation, all heating, cooling, air-conditioning, ventilating, refrigerating, plumbing, generating, power, lighting, laundry, maintenance, incinerating, lifting, cleaning, fire prevention and extinguishing, security and access control, cooking, gas, electric and communication fixtures, equipment and apparatus, all engines, motors, conduits, pipes, pumps, tanks, ducts, compressors, boilers, water heaters and furnaces, all ranges, stoves, disposers, refrigerators and other appliances, all escalators and elevators, all cabinets, partitions, mantels, built-in mirrors, window shades, blinds, screens, awnings, storm doors, windows and sash, all carpeting, underpadding and draperies, all furnishings of public spaces, halls and lobbies, and all shrubbery and plants; provided, however, that personal property and trade fixtures owned or supplied by tenants of Mortgaged Premises with the right of removal at the termination of their tenancies shall not be included within the scope of this paragraph.

B. All present and future contracts and policies of insurance which insured Mortgaged Premises or the fixtures or personal property therein or thereon (not owned by Tenants) against casualties and theft, and all monies and proceeds and rights thereto which may be or become payable by virtue of any such insurance contracts or policies.

C. All the rents, revenues, issues, profits and income of Mortgaged Premises and all right, title and interest of Debtors in and to all present and future leases and other agreements for the occupancy of use of all or any part of the Mortgaged Premises and all right, title and interest of Debtors thereunder, including, without limitation all cash or security deposits, advance rentals and deposits or payments of similar nature, together with all guaranties of tenants' or occupants' performances thereunder.

D. All general intangibles relating to the development or use of Mortgaged Premises, including, without limitation, all permits, licenses and all names under or by which Mortgaged Premises may, at any time, be operated or known, and all rights to carry on business under any such names or any variant thereof, and all trademarks, trade names, logos and good will in any way relating to Mortgaged Premises.

E. All products and proceeds of all of the foregoing.

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EXHIBIT "A"

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A. All fixtures and articles of property used or intended to be used for use in the operation of certain food service establishments (hereinafter referred to as Exhibit B attached hereto and made a part hereof) (hereinafter referred to as "fixtures") (Listed and itemized in Exhibit C attached hereto) (whether such items be leased, owned, or otherwise acquired) shall be held by the instrument, or abstract used or otherwise used in connection with the same, as security for the performance of the obligations of the parties to the instrument, including, but not limited to, the obligations of the parties to the instrument to pay the taxes and assessments on the fixtures, and to maintain the fixtures in good repair and condition, and to insure the fixtures against fire and theft, and to replace or repair the fixtures as they may become damaged or destroyed. All fixtures and articles of property shall be held by the instrument, or abstract used or otherwise used in connection with the same, as security for the performance of the obligations of the parties to the instrument, including, but not limited to, the obligations of the parties to the instrument to pay the taxes and assessments on the fixtures, and to maintain the fixtures in good repair and condition, and to insure the fixtures against fire and theft, and to replace or repair the fixtures as they may become damaged or destroyed.

B. All present and future debts and obligations of the parties to the instrument, including, but not limited to, the obligations of the parties to the instrument to pay the taxes and assessments on the fixtures, and to maintain the fixtures in good repair and condition, and to insure the fixtures against fire and theft, and to replace or repair the fixtures as they may become damaged or destroyed, shall be secured by the fixtures and articles of property used or intended to be used in the operation of the food service establishments.

C. All the taxes, assessments, and other charges levied or assessed upon the fixtures and articles of property used or intended to be used in the operation of the food service establishments, and all interest thereon, shall be paid by the parties to the instrument, and the fixtures and articles of property used or intended to be used in the operation of the food service establishments shall be held by the instrument, or abstract used or otherwise used in connection with the same, as security for the performance of the obligations of the parties to the instrument to pay the taxes and assessments on the fixtures, and to maintain the fixtures in good repair and condition, and to insure the fixtures against fire and theft, and to replace or repair the fixtures as they may become damaged or destroyed.

D. All general liabilities and obligations of the parties to the instrument, including, but not limited to, the obligations of the parties to the instrument to pay the taxes and assessments on the fixtures, and to maintain the fixtures in good repair and condition, and to insure the fixtures against fire and theft, and to replace or repair the fixtures as they may become damaged or destroyed, shall be secured by the fixtures and articles of property used or intended to be used in the operation of the food service establishments.

E. All products and proceeds of the fixtures and articles of property used or intended to be used in the operation of the food service establishments shall be held by the instrument, or abstract used or otherwise used in connection with the same, as security for the performance of the obligations of the parties to the instrument to pay the taxes and assessments on the fixtures, and to maintain the fixtures in good repair and condition, and to insure the fixtures against fire and theft, and to replace or repair the fixtures as they may become damaged or destroyed.

0-11-1933

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LEGAL DESCRIPTION

LOTS 2 AND 3 IN HOPKINS SUBDIVISION OF THAT PART OF THE SOUTHEAST
1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 13 LYING NORTH EAST OF
THE CHICAGO AND NORTHWEST RAILROAD IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 5218-5236 Northwest Highway, Chicago, Illinois.

P.I.N. 13-08-407-001-0000
13-08-407-002-0000

Property of Cook County Clerk's Office

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EXHIBIT "B"

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LEGAL DESCRIPTION

THE CHICAGO AND NORTHWEST RAILROAD COMPANY, TRUSTEES,
OF SECTION 2, TOWNSHIP 40 NORTH, RANGE 11 WEST,
COUNTY OF COOK, STATE OF ILLINOIS.

COMMONLY KNOWN AS: 2518-2530 Northwest Highway, Chicago, Illinois
P.L.N. 13-08-407-001-0000
13-08-407-002-0000

Property of Cook County Clerk's Office

399100A

13-08-407-001-0000

STATE OF ILLINOIS
UNIFORM COMMERCIAL CODE - FINANCING STATEMENT - FORM UCC-2

RECORDED'S OFFICE

INSTRUCTIONS

1. PLEASE TYPE THIS FORM. Fill only along perforation for mailing.
2. Remove Secured Party and Debtor copies and send other 3 copies with interleaved carbon paper to the filing officer. Enclose filing fee.
3. If the space provided for any item(s) on the form is inadequate the item(s) should be continued on additional sheets. Preferably 5" x 8" or 8" x 10". Only one copy of such additional sheets need be presented to the filing officer with a set of three copies of the financing statement. Long schedules of collateral, indentures, etc., may be on any size paper that is convenient for the Secured Party.

THIS STATEMENT is presented to a filing officer for filing pursuant to the Uniform Commercial Code.

Debtor(s) (Last Name First) and address(es) AMERICAN NATIONAL BANK & TRUST COMPANY OF CHICAGO, AS Trustee u/c no. 110229-02 33 North LaSalle Street Chicago, Illinois 60602		Secured Party(ies) and address(es) INSURED GREAT NORTHERN ASSURANCE/ANNUITY CORPORATION P.O. Box 490 Seattle, Washington 98101 GNA Loan No. 1074
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1. This financing statement covers the following types (or items) of property:
See Exhibit "A" attached hereto and made a part hereof.

2. (If collateral is crops) The above described crops are growing or are to be grown on the premises of the debtor and are a part of the real estate described in the financing statement. The instrument is executed by the undersigned Land Trustee, not personally but solely as trustee of the trust created by the instrument and the proceeds of the sale of the crops are to be paid to the trustee of the trust. (Describe Real Estate)

attached hereto and made a part hereof.

and this financing statement is to be filed in the real estate records. (If the debtor does not have an interest of record) Prepared by: Michael J. Regan, Esq.

4. Products of Collateral are also covered.

Additional sheet prepared
 Filed with Recorder's Office of Cook County, Illinois.

Cook County, Illinois.

Signature of (Debtor)

(Secured Party)

1. FILING OFFICER COPY - ALPHABETICAL
7 9 2 1 9 8 3 0

Signature of Debtor Required in Most Cases; Signature of Secured Party in Cases Covered By UCC §9-402 (2).

22-113-294
03

AMERICAN NATIONAL BANK & TRUST COMPANY OF CHICAGO, AS Trustee u/c no. 110229-02

Hinschaw, Culbertson, Moelmann, Hoban & Fuller
222 N. LaSalle Street, Chicago, IL 60601

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7921983

For Filing Officer (Date, Time, Number, and Filing Office)

72-43-290

IDENTIFIED NO.	Department of Insurance Files CAROL MOSELEY BRAUN C.T.I.
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1930 FEB 20 AM 16
CAROL MOSELEY BRAUN
REGISTRAR OF TITLES

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Handwritten signature/initials

Handwritten initials AS

Property of Cook County Clerk's Office

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