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WARRANTY DEED IN TRUST

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4585/0112 32 001 Page 1 of 4
2000-07-12 13:35:34
Cook County Recorder 27.50

The above space for recorder's use only

THIS INDENTURE, WITNESSETH, THAT the Grantor, John M. Vargo married to Gabrielle Vargo and Ronald J. Gard a/k/a Ronald Gard, married to Ivy Gard of the County of Cook and State of Illinois for and in consideration of the sum of TEN Dollars (\$ 10.00 -) in hand paid and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey and Warrant unto OAK BROOK BANK, a banking corporation duly organized and existing under the laws of the State of Illinois, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 5th day of June, 2000, and known as Trust Number 3142, real estate in the County of Cook and the State of Illinois, commonly known as

attached Exhibit A
(see ~~page 2~~ for legal description and P.I.N.).

The real estate described on Exhibit A is not homestead property as to any grantor or spouse. TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts, and for the uses and purposes herein and in said Trust Agreement set forth.

Full power and authority is hereby granted to said Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or any part thereof, and to resubdivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey said real estate or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and authorities vested in said Trustee, to donate, to dedicate, to mortgage, pledge otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or in futuro, and upon any terms, and for any period or periods of time, not exceeding in the case of any single demise the term of 99 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said real estate, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to said real estate or any part thereof, including the power to release, convey or assign to another trustee conferring upon said trustee all of the power and authority herein conferred upon OAK BROOK BANK, and to deal with said real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar or different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with said Trustee, or any successor in trust, in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with,

Warranty Deed in Trust Dated July 11, 2000 to Oak Brook Bank T/U/T 3142

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or be obliged to inquire into the authority, necessity or expediency of any act of said Trustee, or be obliged or privileged to inquire into any of the terms of said Trust Agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said Trustee, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar of Titles of said county) relying upon or claiming under any such conveyance lease or other instrument, (a) that at the time of the delivery thereof the trust created by this Indenture and by said Trust Agreement was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this Indenture and in said Trust Agreement or in all amendments thereof, if any, and binding upon all beneficiaries thereunder (c) that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers authorities, duties and obligations of its, his or their predecessor in trust.

This conveyance is made upon the express understanding and condition that neither OAK BROOK BANK individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgement, or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations, whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or any other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only as interest in the earnings, avails and proceeds thereof as aforesaid the intention hereof being to vest in said OAK BROOK BANK the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust" or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such case made and provided, and said Trustee shall not be required to produce the said Agreement or a copy thereof, or any extracts therefrom, as evidence that any transfer, charge or other dealing involving the registered lands is in accordance with the true intent and meaning of the trust.

And the said grantor s hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesites from sale or execution or otherwise.

In Witness Whereof, the grantor aforsaid have hereunto set their hands and seals this 11th day of July, ~~XX~~ 2000

John M. Vargo (Seal) Ronald J. Gard (Seal)

State of Illinois } I, Edward E. Reda, Jr. a Notary Public in and for said County,
County of DeWitt Cook }SS. in the state aforesaid, do hereby certify that *
are personally known to me to be the same person s whose names are 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, including the release and waiver of the right of homestead. Given under my hand and notarial seal this 11th day of July, 2000 ~~XX~~.



Edward E. Reda, Jr.
Notary Public

Warranty Deed in Trust Dated July 11, 2000 to Oak Brook Bank T/U/T 3142

* John M. Vargo, married to Gabrielle Vargo and Ronald J. Gard a/k/a Ronald Gard, married to Ivy Gard

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City of Chicago

Real Estate

Dept. of Revenue

Transfer Stamp

230296

\$1,350.00

07/12/2000 12:36 Batch 01627 42

PARCEL 2:

THAT PART OF THE SOUTH 75.0 FEET OF THE NORTH 100 FEET OF THE EAST 1/2 OF LOT 4 IN BLOCK 4 OF BORDEN'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE WEST LINE OF NORTH ROCKWELL STREET, WHICH POINT IS 50.10 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 75.0 FEET OF THE NORTH 100 FEET OF SAID LOT 4; THENCE WEST ALONG A LINE THAT INTERSECTS THE WEST LINE OF THE EAST 1/2 OF SAID LOT 4, A DISTANCE OF 50.33 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 75.0 FEET OF THE NORTH 100.0 FEET OF SAID LOT 4 A DISTANCE OF 125.45 FEET THAT IS 6.0 FEET EAST OF THE WEST LINE OF THE EAST 1/2 OF SAID LOT 4; THENCE SOUTH PARALLEL WITH SAID WEST LINE TO THE SOUTH LINE OF THE NORTH 100.0 FEET OF SAID LOT 4; THENCE EAST ALONG SAID SOUTH LINE TO THE WEST LINE OF NORTH ROCKWELL STREET; THENCE NORTH ALONG SAID WEST LINE TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PIQ 1816 N. Rockwell, Chicago, IL PTN 13-36-412-047

PARCEL 5:

LOT 5 IN MARY G. VAN HORNE'S SUBDIVISION OF LOT 3 IN BLOCK 4 IN BORDEN'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIQ 1824 N. Rockwell, Chicago, IL PTN 13-36-412-040

NOTE: Parcels 1, 3, 4, 6, 7 and 8 intentionally omitted.

Real Estate Transfer Stamp \$1,038.75
City of Chicago Dept. of Revenue 230294
07/12/2000 12:36 Batch 01627 42

STATE TAX
STATE OF ILLINOIS
JUL. 12.00
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000014955
REAL ESTATE TRANSFER TAX
0122650
FP326669

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
JUL. 12.00
REVENUE STAMP

0000029606
REAL ESTATE TRANSFER TAX
0061325
FP326670

Real Estate Transfer Stamp \$1,500.00
City of Chicago Dept. of Revenue 230295
07/12/2000 12:36 Batch 01627 42

Real Estate Transfer Stamp \$1,038.75
City of Chicago Dept. of Revenue 230293
07/12/2000 12:36 Batch 01627 42

00518236

Mail to: Oak Brook Bank, 1400 Sixteenth Street, Oak Brook, IL 60523, Attn: Adriana Rodek

This instrument prepared by Ed Reda, Jr., 8501 W. Higgins, Suite 440, Chicago, IL 60631

MAIL TO
City of Chicago Dept. of Revenue 230291
Real Estate Transfer Stamp \$1,500.00
07/12/2000 12:36 Batch 01627 42

City of Chicago Dept. of Revenue 230297
Real Estate Transfer Stamp \$1,278.75
07/12/2000 12:37 Batch 01627 42

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PARCEL 9:

THE NORTH 25 FEET OF THE SOUTH 32 FEET OF THE WEST 158 FEET OF LOT 4 IN BLOCK 4 IN BORDEN'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK

PIQ 1813 N. Talman, Chicago, IL
ALSO

PTN 13-36-412-025

THE WEST 1/2 OF LOT 4 (EXCEPT THE EAST 8 FEET, THE WEST 33 FEET, THE NORTH 75 FEET AND THE SOUTH 32 FEET THEREOF) IN BLOCK 4 IN BORDEN'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIQ 1815 N. Talman, Chicago, IL
PARCEL 10:

PTN 13-36-412-026

THE SOUTH 7 FEET OF THE WEST 158 FEET OF LOT 4 AND THE NORTH 18 FEET OF THE WEST 158 FEET OF LOT 5 IN BLOCK 4 IN BORDEN'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE WEST 33 FEET OF SAID PREMISES TAKEN FOR STREET)

PIQ 1811 N. Talman, Chicago, IL
ALSO

PTN 13-36-412-027

THAT PART OF LOT 5 IN BLOCK 4 IN BORDEN'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING ON THE WEST LINE OF SAID LOT 5, 56 FEET NORTH OF THE SOUTHWEST CORNER THEREOF, SAID POINT BEING 56 FEET NORTH OF THE NORTH LINE OF BLOOMINGDALE AVENUE; THENCE EAST PARALLEL TO THE SOUTH LINE OF SAID LOT 158 FEET; THENCE NORTH 25 FEET; THENCE WEST 158 FEET; THENCE SOUTH 25 FEET TO THE PLACE OF BEGINNING (EXCEPT THE WEST 33 FEET THEREOF) ALL IN COOK COUNTY, ILLINOIS.

PIQ 1809 N. Talman, Chicago, IL
PARCEL: 11

PTN 13-36-412-028

LOT 4 IN MARY G. VAN HORNE'S SUBDIVISION OF LOT 3 IN BLOCK 4 IN BORDEN'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 12, 1887 AS DOCUMENT 850183, IN COOK COUNTY, ILLINOIS.

PIQ 1826 N. Rockwell, Chicago, IL

PTN 13-36-412-039

NOTE: Parcels 1, 3, 4, 6, 7 and 8 intentionally omitted.

Mail to: Oak Brook Bank, 1400 Sixteenth Street, Oak Brook, IL 60523, Attn: Adriana Rodek

This instrument prepared by Ed Reda, Jr., 8501 W. Higgins, Suite 440, Chicago, IL 60631

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