

TRUSTEE'S DEED  
Individual to Individual

00 JUL 11 PM 12: 55



MAIL TO:

Robert J. Lawrence  
208 S. LaSalle Street, Suite 1750  
Chicago, Illinois 60604-1188

NAME & ADDRESS OF TAXPAYER:

MATTHEW N. KRISER  
1810 N. FREMONT, #10  
CHICAGO, IL 60614

THE GRANTORS, LAWRENCE J. LILLIE AS TRUSTEE UNDER A TRUST AGREEMENT DATED MARCH 14, 1998 AND KNOWN AS THE LAWRENCE J. LILLIE DECLARATION OF TRUST NO. 11576.01 AS TO AN UNDIVIDED 1/2 INTEREST AND SUSAN LILLIE AS TRUSTEE UNDER A TRUST AGREEMENT DATED MARCH 14, 1998 AND KNOWN AS THE SUSAN LILLIE DECLARATION OF TRUST NO. 11576.02 AS TO AN UNDIVIDED 1/2 INTEREST, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS, and other valuable consideration in hand paid, CONVEY and WARRANT to DANIEL C. KRISER, TRUSTEE OF THE MATTHEW NATHAN KRISER TRUST u/a/d 6/1/92, 1810 N. Fremont, #10, Chicago, Illinois 60614, the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit:

LOT 43 IN BLOCK 3 IN C.T. YERKE'S SUBDIVISION OF BLOCKS 33 TO 36, INCLUSIVE, AND 41 TO 44, INCLUSIVE, IN SUBDIVISION OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE EAST 1/2 OF THE SOUTHEAST 1/4 THEREOF), IN COOK COUNTY, ILLINOIS.

PIN NO.: 14-19-313-021 Commonly known as: 3446 N. Hoyne Chicago, Illinois 60618

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not in tenancy in common, but in joint tenancy forever.

DATED this 5th day of July, 2000.

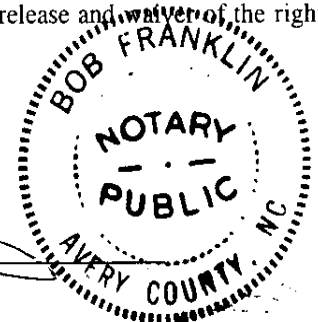
*Lawrence J. Lillie, Trustee Susan Lillie, Trustee*  
LAWRENCE J. LILLIE, TRUSTEE SUSAN LILLIE, TRUSTEE

State of North Carolina, County of Avery ss. I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that LAWRENCE J. LILLIE AS TRUSTEE UNDER A TRUST AGREEMENT DATED MARCH 14, 1998 AND KNOWN AS THE LAWRENCE J. LILLIE DECLARATION OF TRUST NO. 11576.01 AS TO AN UNDIVIDED 1/2 PERCENT INTEREST AND SUSAN LILLIE AS TRUSTEE UNDER A TRUST AGREEMENT DATED MARCH 14, 1998 AND KNOWN AS THE SUSAN LILLIE DECLARATION OF TRUST NO. 11576.02 AS TO AN UNDIVIDED 1/2 PERCENT INTEREST, personally known to me to be the same persons 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 it's 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 official seal this 5th day of July, 2000.

Commission expires 3-5-2002


*Bob Franklin*  
Notary Public



# UNOFFICIAL COPY


00562807

0056280

COUNTY TAX  
**COOK COUNTY**  
REAL ESTATE TRANSACTION TAX  
  
JUL. 26.00  
REVENUE STAMP

# 0000031062

REAL ESTATE  
TRANSFER TAX  
0015000  
FP326670

STATE TAX  
**STATE OF ILLINOIS**  
  
JUL. 26.00  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 0000015509

REAL ESTATE  
TRANSFER TAX  
0030000  
FP326669

City of Chicago  
Dept. of Revenue



Real Estate  
Transfer Stamp  
\$2,250.00

231372

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Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## TRUSTEES POWERS

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1. The Trustee (or Trustees, as the case may be), is invested with the following powers: (a) to manage, improve, divide or subdivide the trust property, or any part thereof, (b) To sell on any terms, grant options to purchase, contract to sell, to convey with our without consideration, to convey to a successor or successors in trust, any or all of the title and estate of the trust, and to grant to such successor or successors in trust all the powers vested in the Trustee. (c) To mortgage, encumber or otherwise transfer the trust property, or any interest therein, as security for advances or loans. (d) To dedicate parks, streets, highways or alleys, and to vacate any portion of the premises. (e) To lease and enter into leases for the whole or part of the premises, from time to time, but any such leasehold or renewal shall not exceed a single term of 199 years, and to renew, extend or modify any existing lease.

2. Any party dealing with the Trustee with regard to the trust property, whether by contract, sale, mortgage, lease or otherwise, shall not be required to see to the application of the purchase money, loan proceeds, rental or other consideration given, nor shall be required to see that the terms of the trust have been complied with, or to inquire into the powers and authority of the Trustee, and the execution of every contract, option, deal, mortgage or other instrument dealing with the trust property, shall be conclusive evidence in favor of every person relying upon or claiming under such conveyance or other instrument; that at the time of the execution and delivery of any of the aforesaid instruments, the Trust Agreement above described was in full force and effect; that said instrument so executed was pursuant to and in accordance with the authority granted the Trustee, and is binding upon the beneficiary or beneficiaries under said Trust Agreement; and if said instrument is executed by a successor or successors in trust, that he or they were duly appointed and are fully invested with the title, estate, rights, powers and duties of the preceding Trustee.

3. The interest of each and every beneficiary under said Trust Agreement and hereunder, and of all persons claiming under any of the beneficiaries, shall be only in the earnings, avails and proceeds arising from the sale or other disposition of the trust property, and such interest is hereby declared to be personal property only, and the beneficiary or beneficiaries of the trust shall not have any title or interest therein, legal or equitable, except as stated.

All of the covenants, conditions, powers, rights and duties vested hereby, in the respective parties, shall inure to and be binding upon their heirs, legal representatives and assigns.