



0010004834



Lakeside Bank

Warranty Deed in Trust

*This Indenture, Witnesseth,  
That the Grantor,*

AMERICAN CHARTERED BANK,  
an Illinois state bank,  
1199 East Higgins Road  
Schaumburg, Illinois 60173

of the County of Cook  
and State of Illinois for and in

(The Above Space For Recorder's Use Only)

consideration of Ten and no/100ths (\$10.00) Dollars, and other  
good and valuable consideration in hand paid, Convey/s and Warrant/s unto  
LAKESIDE BANK, 55 W. Wacker Drive, Chicago, Illinois, a banking  
corporation organized and existing under the laws of the State of Illinois,  
as Trustee under the provision of a trust agreement dated the  
20th day of December, 19 2000, known  
as Trust Number 10-2235 the following described real  
estate in the State of Illinois, to wit:

SEE EXHIBIT A

including all of its right, title and interest in any street, alley or public  
way, whether vacated or not vacated, which adjoins the above described real estate

Permanent Index

No: 19-11-114-050

Common

Address: 3838 West 51st Street, Chicago, Illinois 60632

TO HAVE AND TO HOLD the said premises 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 and vested in said trustee to improve, manage, protect and subdivide said  
premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to  
resubdivide said property 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 premises 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 or otherwise encumber said property, or any part thereof, to lease said property, 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 pur-  
chase 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 property, 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 premises  
or any part thereof and to deal with said property 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 to or different from the ways above  
specified, at any time or times hereafter. Any such power and authority granted to the Trustee shall not be exhausted by the user


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BOX 333-CTD

# UNOFFICIAL COPY

Property of Cook County Clerk's Office

STATE TAX  REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	STATE OF ILLINOIS	# 0000000791
	DEC. 29.00	
	REAL ESTATE TRANSFER TAX	
	01150.00	
	FP 102808	

COUNTY TAX  REVENUE STAMP	COOK COUNTY REAL ESTATE TRANSACTION TAX	# 0000000790
	DEC. 29.00	
	REAL ESTATE TRANSFER TAX	
	00575.00	
	FP 102802	

# UNOFFICIAL COPY

thereof, but may be exercised by it from time to time and as often as occasion may arise with respect to all or any part of the trust property.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust and said trust agreement have been complied with, or be obliged to inquire into the 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 in relation to said real estate shall be conclusive evidence in favor of every person 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 some amendment thereof and binding upon all beneficiaries thereunder, (c) that said trustee 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 by 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, her, or their predecessor in trust.

The interest of each and every beneficiary hereunder 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 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 an interest in the earnings, avails and proceeds thereof as aforesaid.

If the title to any of the above lands 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 trust 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/s and release/s all rights under and by virtue of the homestead exemption laws of the State of Illinois.

In Witness Whereof, the grantor/s aforesaid has/ve hereunto set/ hand/s and seal/s this 28th day of December, 19 2000.

AMERICAN CHARTERED BANK,  
(SEAL) By: [Signature] (SEAL)  
(SEAL) Its: S.V.B. (SEAL)

Witness  
COUNTY OF Cook )  
STATE OF ILLINOIS ) SS

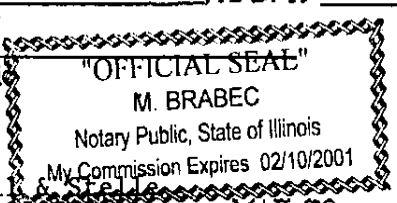
I, the undersigned, a Notary Public in and for said County, in the State aforesaid do hereby certify that [Signature]  
Michalowski

personally known to me to be the same person/s whose name/s is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 28th day of December, A. D. 19 2000

(SEAL)

[Signature]  
Notary Public



THIS DOCUMENT PREPARED BY:

Mark Brabec, Meltzer, Purtill & Stelle  
1515 E. Woodfield Rd., Ste. 250,  
Schaumburg, Illinois 60173

Gene C. Barsanti

Mail Tax Bills To: 900 Clinton Place

River Forest, IL 60305

MAIL TO:  
LAKESIDE BANK  
TRUST DEPARTMENT  
55 W. WACKER DRIVE  
CHICAGO, ILLINOIS 60601

Steve Fister, 8th Fl  
527 S. Well St  
Chicago, IL 60607

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## EXHIBIT A

### LEGAL:

LOT 21 (EXCEPT THE EAST 243 FEET THEREOF AND EXCEPT THE SOUTH 33 FEET THEREOF TAKEN FOR STREET) TOGETHER WITH THE EAST 263.51 FEET OF LOT 22 (EXCEPTING THEREFROM THE SOUTH 33 FEET THEREOF TAKE FOR STREET) IN SUPERIOR COURT PARTITION OF PART OF THE SOUTHWEST ¼ OF THE NORTHWEST ¼ OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 19-11-114-030-0000

ADDRESS: 3838 WEST 51<sup>ST</sup> STREET, CHICAGO, ILLINOIS 60632

### SUBJECT TO:

1. General taxes for the year 2000 and subsequent years';
2. Covenants, conditions, and restrictions of record; and
3. Public utility easements, all of which do not materially interfere with Purchaser's possession of the Premises.

I HEREBY DECLARE THAT THE ATTACHED DEED REPRESENTS A TRANSACTION EXEMPT FROM TAXATION UNDER THE CHICAGO TRANSACTION TAX ORDINANCE BY PARAGRAPH (S) 1 OF SECTION 200.1-286 OF SAID ORDINANCE.

*Enterprise Zone 2*

