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2001-04-10 14:48:28
Cook County Recorder 33.50

PRAIRIE BANK
AND TRUST COMPANY

TRUSTEE'S DEED
TRUST TO TRUST



01-0335

The above space is for the recorder's use only

THIS INDENTURE, made this 29TH day of MARCH, ~~2001~~ 2001
between PRAIRIE BANK AND TRUST COMPANY, an Illinois 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, not personally, but as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said corporation in pursuance of a certain Trust Agreement dated the 2ND day of JANUARY, 1999, and known as Trust Number 99-006 party of the first part, and UPTOWN NATIONAL BANK

a _____ as Trustee under a Trust Agreement dated MARCH 23, 2001 and known as Trust No. 01-105, party of the second part.
Grantee's Address: 4753 N. BROADWAY, CHICAGO, IL 60640

WITNESSETH, that said party of the first part, in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, does hereby convey and quit-claim unto said party of the second part, the following described real estate, situated in COOK County, Illinois, to-wit:
LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART THEREOF.

Address of Real Estate: 2349-55 W. CONGRESS, CHICAGO, IL
Permanent Index Number: 17-18-127-012, 013, 014, 015, 016, 017, 019
together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof forever of said party of the second part.
THE TERMS AND CONDITIONS APPEARING ON THE REVERSE SIDE OF THIS INSTRUMENT ARE MADE A PART HEREOF.

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TO HAVE AND TO HOLD the real estate with its appurtenances upon the trusts and for the uses and purposes herein and in the 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 to vacate any subdivision or part thereof; and to resubdivide said real estate as often as desired, to contract to sell or exchange, or 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, or 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 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 198 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 easement appurtenant to said real estate and any part thereof, 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 to 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, 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 individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its 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 actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whomsoever and whatsoever shall be chartered with notice of this condition from the date of 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 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 an interest in the earnings, avails, and proceeds thereof as aforesaid, the intention hereof being to vest in said

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 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.

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to direction and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, including the authority to convey directly to the Trustee grantee named herein, and of every other power and authority thereunto enabling. This Deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed and has caused its name to be signed to these presents by its ASSISTANT Trust Officer and attested by its Asst. Trust Officer, the day and year first above written.

PRAIRIE BANK AND TRUST COMPANY
as Trustee, as aforesaid

BY: [Signature]
ASSISTANT Trust Officer

ATTEST: [Signature]
Asst. Trust Officer

Property of County Clerk's Office

State of Illinois }
County of Cook } SS,

I, the undersigned, a Notary Public in and for said County, in the State aforesaid DO HEREBY CERTIFY, THAT KAREN M. FINN
ASSISTANT Trust Officer and
NANCY O'DOWD Assistant Trust Officer
of PRAIRIE BANK AND TRUST COMPANY, personally known to me to be the same persons, whose names are subscribed to the foregoing instrument as such, ASSISTANT Trust Officer and Asst. Trust Officer, respectively,

appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes, therein set forth and the said Assistant Trust Officer did also then and there acknowledge that said Assistant Trust Officer as custodian of the corporate seal of said Bank caused the corporate seal of said Bank to be affixed to said instrument as said Assistant Trust Officer's own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 29TH day of MARCH, ~~XX~~ 2001.



[Signature]
Notary Public

Mail to:

This instrument was prepared by:

PRAIRIE BANK AND TRUST COMPANY
7661 S. Harlem Avenue
Bridgeview, IL 60455



Exempt under provisions of Paragraph e, Section 4, Real Estate Transfer Tax Act.

4-10-01
Date

[Signature]
Buyer, Seller or Representative

EXHIBIT A CONTINUED

LEGAL DESCRIPTION:

PARCEL 1:

THAT PART OF THE FOLLOWING DESCRIBED PROPERTY TAKEN AS A TRACT:

LOTS 21 TO 34, BOTH INCLUSIVE [EXCEPT THOSE PARTS TAKEN FOR STREETS] IN BLOCK 2 IN THE SUBDIVISION OF LOTS 1 TO 12 BOTH INCLUSIVE IN BLOCK 12 IN ROCKWELL'S ADDITION TO CHICAGO OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF INTERSECTION OF THE NORTH LINE OF WEST HARRISON STREET AND THE EAST LINE OF SOUTH WESTERN STREET AS WIDENED, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF SAID TRACT;

THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 208.71 FEET TO THE POINT OF BEGINNING OF PARCEL 1;

THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 119.70 FEET;

THENCE A DISTANCE OF 7.51 FEET ALONG THE ARC OF A CIRCLE CONVEX TO THE NORTHWEST, HAVING A RADIUS OF 17.00 FEET AND WHOSE CHORD OF 7.45 FEET BEARS NORTH 11 DEGREES, 31 MINUTES 50 SECONDS EAST;

THENCE NORTH 89 DEGREES 53 MINUTES 44 SECONDS EAST, A DISTANCE OF 26.51 FEET;

THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 127.00 FEET;

THENCE SOUTH 89 DEGREES 53 MINUTES 44 SECONDS WEST, A DISTANCE OF 28.00 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF THE FOLLOWING DESCRIBED PROPERTY TAKEN AS A TRACT:

LOTS 21 TO 34, BOTH INCLUSIVE [EXCEPT THOSE PARTS TAKEN FOR STREETS] IN BLOCK 2 IN THE SUBDIVISION OF LOTS 1 TO 12 BOTH INCLUSIVE IN BLOCK 12 IN ROCKWELL'S ADDITION TO CHICAGO OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF INTERSECTION OF THE NORTH LINE OF WEST HARRISON STREET AND THE EAST LINE OF SOUTH WESTERN STREET AS WIDENED, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF SAID TRACT;

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EXHIBIT A CONTINUED

THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 208.71 FEET;

THENCE NORTH 89 DEGREES 53 MINUTES 44 SECONDS EAST, A DISTANCE OF 28.00 FEET TO THE POINT OF BEGINNING OF PARCEL;

THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 127.00 FEET;

THENCE NORTH 89 DEGREES 53 MINUTES 44 SECONDS EAST, A DISTANCE OF 56.00 FEET;

THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 127.00 FEET;

THENCE SOUTH 89 DEGREES 55 MINUTES 44 SECONDS WEST, A DISTANCE OF 56.00 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 3:

THAT PART OF THE FOLLOWING DESCRIBED PROPERTY TAKEN AS A TRACT:

LOTS 21 TO 34, BOTH INCLUSIVE [EXCEPT THOSE PARTS TAKEN FOR STREETS] IN BLOCK 2 IN THE SUBDIVISION OF LOTS 1 TO 12 BOTH INCLUSIVE IN BLOCK 12 IN ROCKWELL'S ADDITION TO CHICAGO OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF INTERSECTION OF THE NORTH LINE OF WEST HARRISON STREET AND THE EAST LINE OF SOUTH WESTERN STREET AS WIDENED, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF SAID TRACT,

THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 208.71 FEET;

THENCE NORTH 89 DEGREES 53 MINUTES 44 SECONDS EAST, A DISTANCE OF 84.00 FEET TO THE POINT OF BEGINNING OF PARCEL;

THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST A DISTANCE OF 127.00 FEET;

THENCE NORTH 89 DEGREES 53 MINUTES 44 SECONDS EAST, A DISTANCE OF 24.77 FEET;

THENCE SOUTH 05 DEGREES 11 MINUTES 43 SECONDS EAST, A DISTANCE OF 11.04 FEET;

THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 116.00 FEET;

THENCE SOUTH 89 DEGREES 53 MINUTES 44 SECONDS WEST, A DISTANCE OF 25.77 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

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EXHIBIT: A CONTINUED

PARCEL 4:

THAT PART OF THE FOLLOWING DESCRIBED PROPERTY TAKEN AS A TRACT:

LOTS 21 TO 34, BOTH INCLUSIVE [EXCEPT THOSE PARTS TAKEN FOR STREETS] IN BLOCK 2 IN THE SUBDIVISION OF LOTS 1 TO 12 BOTH INCLUSIVE IN BLOCK 12 IN ROCKWELL'S ADDITION TO CHICAGO OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF INTERSECTION OF THE NORTH LINE OF WEST HARRISON STREET AND THE EAST LINE OF SOUTH WESTERN STREET AS WIDENED, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF SAID TRACT;

THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 178.71 FEET TO THE POINT OF BEGINNING OF PARCEL;

THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 32.00 FEET;

THENCE NORTH 89 DEGREES 53 MINUTES 44 SECONDS EAST, A DISTANCE OF 109.77 FEET;

THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 32.00 FEET;

THENCE SOUTH 89 DEGREES 53 MINUTES 44 SECONDS WEST, A DISTANCE OF 109.77 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 5:

THAT PART OF THE FOLLOWING DESCRIBED PROPERTY TAKEN AS A TRACT:

LOTS 21 TO 34, BOTH INCLUSIVE [EXCEPT THOSE PARTS TAKEN FOR STREETS] IN BLOCK 2 IN THE SUBDIVISION OF LOTS 1 TO 12 BOTH INCLUSIVE IN BLOCK 12 IN ROCKWELL'S ADDITION TO CHICAGO OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF INTERSECTION OF THE NORTH LINE OF WEST HARRISON STREET AND THE EAST LINE OF SOUTH WESTERN STREET AS WIDENED, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF SAID TRACT;

THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 144.71 FEET TO THE POINT OF BEGINNING OF PARCEL;

THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 32.00 FEET;

THENCE NORTH 89 DEGREES 53 MINUTES 44 SECONDS EAST, A DISTANCE OF 109.77 FEET;

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EXHIBIT A CONTINUED

THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 32.00 FEET;

THENCE SOUTH 89 DEGREES 53 MINUTES 44 SECONDS WEST, A DISTANCE OF 109.77 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 8:

THAT PART OF THE FOLLOWING DESCRIBED PROPERTY TAKEN AS A TRACT:

LOTS 21 TO 34, BOTH INCLUSIVE [EXCEPT THOSE PARTS TAKEN FOR STREETS] IN BLOCK 2 IN THE SUBDIVISION OF LOTS 1 TO 12 BOTH INCLUSIVE IN BLOCK 12 IN ROCKWELL'S ADDITION TO CHICAGO OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF INTERSECTION OF THE NORTH LINE OF WEST HARRISON STREET AND THE EAST LINE OF SOUTH WESTERN STREET AS WIDENED, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF SAID TRACT;

THENCE NORTH 89 DEGREES 53 MINUTES 44 SECONDS EAST, ALONG THE SOUTH LINE OF SAID TRACT, A DISTANCE OF 75.00 FEET TO THE POINT OF BEGINNING OF PARCEL;

THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 144.71 FEET;

THENCE NORTH 89 DEGREES 53 MINUTES 44 SECONDS EAST, A DISTANCE OF 9.77 FEET;

THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 144.71 FEET;

THENCE SOUTH 89 DEGREES 53 MINUTES 44 SECONDS WEST, A DISTANCE OF 9.77 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

STATEMENT BY GRANTOR AND GRANTEE

The grantor or the grantor's agent affirms that, to the best of his or her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated March 29, 2001.

[Signature]

Subscribed and Sworn to before me this 29 day of March, 2001



[Signature]
Notary Public

The grantee or the grantee's agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated March 29, 2001.

[Signature]

Subscribed and Sworn to before me this 29 day of March, 2001



[Signature]
Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.