

Trust to Trust

0020386792

2928/0204 11 001 Page 1 of 4
2002-04-04 15:57:09
Cook County Recorder 27-50



0020386792

THIS INDENTURE, made this 14th day of February 2002, between **CONTINENTAL COMMUNITY BANK AND TRUST COMPANY**, a corporation of Illinois, (F/K/A Maywood Proviso State Bank) as Trustee, under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a Trust Agreement dated the day 19th of January, 1990, and known as Trust Number 8359, party of the first part, and **Forest Park National Bank** as Trustee under the provisions of a Trust Agreement dated the 14th day of February 2002, and known as Trust Number 021344, party of the second part.

The above space for recorders use only

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and no/hundredths (\$10.00) DOLLARS, 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:

SEE ATT. CHED LEGAL DESCRIPTION

(commonly known as: 228 Lathrop Avenue, Forest Park, Illinois, 60130)

SUBJECT TO: Covenants, conditions and restrictions of record.

15-12-429-001-0000

EXEMPT UNDER PROVISIONS OF PARAGRAPH "E", SECTION 4, REAL ESTATE TRANSFER TAX ACT

P.I.N.: _____

2/14/02
Date

Constance E. Coresidine
Buyer, Seller, Representative

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. This conveyance is made pursuant to direction and with authority to convey directly to the trust grantee named herein. The powers and authority conferred upon said Trust Grantee are recited on the reverse side hereof and incorporated herein by reference.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

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.

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 trust officer and attested by its assistant secretary, the day and year first above written.

O'Connor Title Services, Inc.

2093-219

CONTINENTAL COMMUNITY BANK AND TRUST COMPANY AS TRUSTEE AS AFORESAID,

BY: [Signature], TRUST OFFICER
ATTEST: [Signature], ASSISTANT SECRETARY

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STATE OF ILLINOIS }
COUNTY OF DuPage } SS

I, the undersigned, Judy L. Millette

A Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY THAT
Dave Augustyn, Trust Officer of the CONTINENTAL COMMUNITY BANK

AND TRUST COMPANY, and Tom Bukowiecki, Assistant Secretary of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and Assistant Secretary, 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 Secretary did also then and there acknowledge that said Assistant Secretary, as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as said Assistant Secretary'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 OFFICIAL SEAL day of February, 2002.

OFFICIAL SEAL
Judy L. Millette
Notary Public, State of Illinois
My Commission Exp. 05/21/2003

Judy L. Millette
Notary Public

DELIVERY INSTRUCTIONS:

TRUST 021344
NAME **FOREST PARK NATIONAL BANK & TRUST CO.,**
Attn: **LAND TRUST DEPT.**
STREET **7318 W. MADISON ST.**
CITY **Forest Park, IL 60130**
Phone: **708-771-8700**
FAX/R **708-771-8171**
RECORDER'S BOX NUMBER _____

FOR INFORMATION ONLY INSERT
STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

228 Lathrop Avenue

THIS INSTRUMENT WAS PREPARED BY: Judy L. Millette
CONTINENTAL COMMUNITY BANK AND TRUST COMPANY
411 MADISON STREET MAYWOOD, IL 60153

Forest Park, Illinois

60130

TRUST POWERS

Full power and authority is hereby granted to 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 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 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.

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 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 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.

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.

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EXHIBIT "A"

LEGAL DESCRIPTION

LOT 28 IN HOLLEY'S SUBDIVISION OF BLOCKS 31 AND 32 IN RAILROAD ADDITION TO HARLEM BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 12 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE MAP RECORDED JULY 19, 1882 AS DOCUMENT 409003 IN BOOK 17 OF PLATS PAGE 37 IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 15-12-429-001

COMMONLY KNOWN AS: 228 LATHROP AVENUE, FOREST PARK, IL 60130

021344.LEG

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STATEMENT BY GRANTOR AND GRANTEE

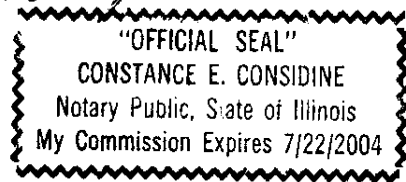
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The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or a foreign corporation authorized 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 title to real estate under the laws of the State of Illinois.

Dated: 2-14-02 ,

Signature: Meredith J. Johnson
Grantor/Agent

Subscribed and sworn to before me by
the said Grantor/Agent this 14TH
day of FEB. 2002



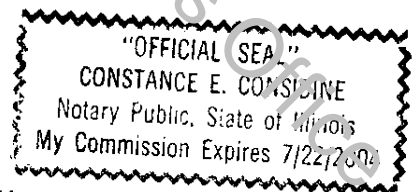
Notary Public: Constance E. Considine

The grantee or his 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 a 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: 2-14-02 ,

Signature: Meredith J. Johnson
Grantee/Agent

Subscribed and sworn to before me by
the said Grantee/Agent this 14TH
day of FEB. 2002



Notary Public: Constance E. Considine

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.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act).