

UNOFFICIAL COPY

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2002-03-20 16:39:15
Cook County Recorder 27.50

WARRANTY
DEED IN TRUST LF 293260714



THIS INDENTURE WITNESSETH,
that the Grantor, _____
LINCOLN IRVING, LLC,
an Illinois limited liability company
with its principal place of business in of
the County of Lake and
the State of Illinois, for
and in consideration of the sum of _____

Ten and no/100th Dollars (\$ 10.00), in hand paid, and of other good and
valuable considerations, receipt of which is hereby duly acknowledged, Convey(s) and Warrant(s)
unto American Enterprise 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 4th day of March
2002, and known as Trust Number 02004, with its principal office at 600
North Buffalo Grove Road, Buffalo Grove, Illinois 60089, the following described real estate in
the County of Cook and State of Illinois, to wit:

LOT 34 IN RUDOLPH'S SUBDIVISION OF BLOCKS 10 AND 11 IN W.B. OGDEN'S
SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14
EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF RUDOLPH'S
SUBDIVISION RECORDED AS DOCUMENT NUMBER 1426940, IN COOK COUNTY, ILLINOIS
PROPERTY ADDRESS: 4000 N. Lincoln Ave., Chicago, Illinois

P.I.N. 14-18-330-031-0000

Exempt under provisions of Paragraph E, Section 4, Illinois Real Estate Transfer Tax Act (if
applicable).

3/12/02
Date

Grantor or Representative

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 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 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 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 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 or easement appurtenant to said real estate or 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 relations 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 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 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.

The interest of each and every beneficiary hereunder and 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.

And the said grantor(s) hereby expressly waive(s) and release(s) 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 homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor(s) aforesaid has hereunto set his hand(s) and seal(s) this 12th day of March, 2002.

LINCOLN IRVING, LLC

By: [Signature] (SEAL) _____ (SEAL)

Print Name: GEORGE MARKOPOULOS Print Name: _____

By: _____ (SEAL) _____ (SEAL)

Print Name: _____ Print Name: _____

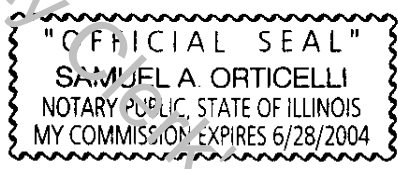
STATE OF Illinois)
) SS.
COUNTY OF DeKalb

I, Samuel A. Orticelli, a Notary Public in and for said County, in the State aforesaid, do hereby certify that George Markopolous, personally known to me to be the same person whose name is subscribed to the foregoing instrument appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, on behalf of Lincoln Irving LLC

Given under my hand and notarial seal this 12th day of March, 2002

[Signature]
Notary Public

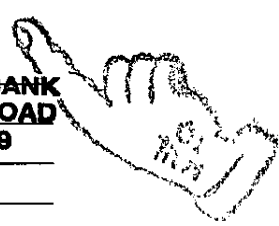
My commission expires:



This instrument was prepared by:
Samuel A. Orticelli
5623 FAIRVIEW AVE
DOWNERS GROVE, IL 60516

Brokers Title Insurance Co.
1111 W. 22nd Street
Suite C-10
Oakbrook, IL 60150

After Recording Mail To:
AMERICAN ENTERPRISE BANK
600 N. BUFFALO GROVE ROAD
BUFFALO GROVE, IL 60089
Attn: Samara Gusman



STATEMENT BY GRANTOR AND GRANTEE

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 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 title to real estate under the laws of the State of Illinois.

Dated: 3/14/02

Signature: [Signature] Grantor or Agent

SUBSCRIBED AND SWORN to before me on 3-14-02 [Signature] NOTARY PUBLIC

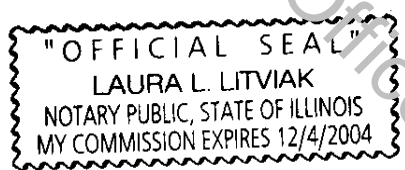


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: 3/14/02

Signature: [Signature] Grantee or Agent

SUBSCRIBED AND SWORN to before me on 3-14-02 [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.

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