

10/27/94
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1004
DEED IN TRUST
(ILLINOIS)

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00290895

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THE GRANTOR Hsing Fu Kao, married to Ben Lin Kao, and Chun Kao a bachelor.

of the County of Cook and State of Illinois

for and in consideration of Ten and No/100 DOLLARS, and other good and valuable considerations in hand paid,

Convey WARRANT /QUIT CLAIM*)* unto

Chicago Title Land Trust Company
171 N. Clark Street, 8th Floor
Chicago, Illinois 60601

(Name and Address of Grantee)

as Trustee under the provisions of a trust agreement dated the 5th

day of April 2000, 19, and known as

Trust Number 1108-343 (hereinafter referred to as "said trustee," regardless of the number of trustees,) and unto all and every successor or successors in trust under said trust agreement, the following described real

estate in the County of Cook and State of Illinois, to wit:

LOT 9 IN BLOCK 44 (EXCEPT THAT PART OF SAID LOT 9 CONVEYED TO CITY OF CHICAGO BY DEED RECORDED DECEMBER 13, 1938 AS DOCUMENT NUMBER 12248540) IN W.F. KAISER AND CO'S PETERSON WOODS ADDITION TO ARCADIA TERRACE IN THE SOUTHWEST 1/4 OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 7, 1915 AS DOCUMENT NUMBER 5557707 IN COOK COUNTY, ILLINOIS.

Above Space for Recorder's Use Only

Permanent Real Estate Index Number(s): 13-01-319-009-0000

Address(es) of real estate: 5812 N. Lincoln, Chicago, Illinois 60659

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 are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof: to dedicate parks, street, highways or alleys; 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 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.

BOX 335-CT1

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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.

If the title to any of the 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.

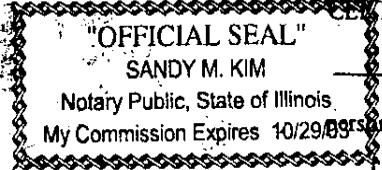
And the said grantor(s) hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid ha hereunto set hand and seal

this day of , 19
Hsing Fu Kao (SEAL) Chun Kao (SEAL)

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



Hsing Fu Kao and Chun Kao

IMPRESS SEAL HERE

personally known to me to be the same person s whose name s subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 official seal, this 20th day of April 19 2000

Commission expires 10-29 03 NOTARY PUBLIC

This instrument was prepared by Jay Chie, 4001 W. Devon, Ste 310, Chicago, IL 60646 (Name and Address)

*USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE

MAIL TO: { Mr. Shawn Kim (Name) 3758 W. Montrose (Address) Chicago, illinois 60618 (City, State and Zip) }

SEND SUBSEQUENT TAX BILLS TO: Xiang Chun Fu (Name) 5812 N. Lincoln (Address) Chicago, Illinois 60659 (City, State and Zip)

Exemption under the provisions of paragraph E, Section 4 of the Real Estate Transfer Act

OR RECORDER'S OFFICE BOX NO.

Date:

Signature:

00290895

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COOK
CO. NO. 016
393449
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
APR 25 '00 DEPT. OF REVENUE
P.B. 10686 230.00

★ 13006
★ CITY OF CHICAGO
★ REAL ESTATE TRANSACTION TAX
★ DEPT. OF REVENUE APR 25 '00
★ P.B. 11187 999.00

150127
REAL ESTATE TRANSACTION TAX
REVENUE STAMP
APR 25 '00
P.B. 1424
Cook County
110.00

★ 150097
★ CITY OF CHICAGO
★ REAL ESTATE TRANSACTION TAX
★ DEPT. OF REVENUE APR 25 '00
★ P.B. 11187 726.00

Property of Cook County Clerk's Office
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