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SUBURBAN BANK & TRUST COMPANY WARRANTY DEED IN TRUST

0312246215

Eugene "Gene" Moore Fee: \$28.50 Cook County Recorder of Deeds Date: 05/02/2003 01:22 PM Pg: 1 of 3

THIS INDENTURE WITN'S SETH, that the Grantor(s) Spero A. Gianopoulos and Andrea Gianopoulos

of the County of Cook and State of Illinois for and in consideration of the sum of Ten Dollars (\$10.00), and other good
of the County of <u>Cook</u> and State of Illinois for and in consideration of the sum of Ten Bondas (\$70.00), and Valuable considerations in hand pand, Convey(s) and Warrant(s) unto the Suburban Bank and Trust Company , an Illinois and valuable considerations in hand pand, Convey(s) and Warrant(s) unto the Suburban Bank and Trust Company , an Illinois
and valuable considerations in hand paid, Convey(s) and warrant(s) unto the Business and May 2003, known as Trust
Corporation as Trustee under the provisions (1.1 Trust Agreement dated the
Number 74-3317 the following described real estate in the County of COOK and State of Illinois, to-wit:

Parcel 1: THAT OF LOT 24 IN MALLARD LANDINGS ON IT 4B-1, BEING A PLANNED UNIT DEVELOPMENT OF PART OF THE EAST QUARTER OF THE NORTHEAST 1/4 OF SECTION 29, TO TISHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 24; THENCE SOUTH 00 DEGREES, 12 MINUTES, 10 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 24, 66.39 FEET; THENCE SOUTH 89 DEGREES, 47 MINUTES, 50 SECONDS WEST, 29.66 FEET; THE ICE SOUTH 06 DEGREES, 35 MINUTES, 39 SECONDS EAST, 72.92 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 06 DEGREES, 35 MINUTES, 39 SECONDS WEST, 40.96 FEET; THENCE SOUTH 06 DEGREES, 24 MINUTES, 21 SECONDS WEST, 88.00 FEET; THENCE NORTH 06 DEGREES, 35 MINUTES, 39 SECONDS WEST, 40.96 FEET; THENCE NORTH 83 DEGREES, 24 MINUTES, 21 SECONDS EAST, 88.00 FEET TO THE POINT OF BEGINNING.

Parcel 2: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCE'S 1 AFORESAID AS SET FORTH IN THE DECLARATION OF PARTY WALL RIGHTS, COVENANTS, CONDITIONS AND RESTRICTION'S AND FASEMENTS FOR MALLARD LANDINGS TOWNHOMES RECORDED JUNE 27, 1991 AS DOCUMENT 91315347 AS AMENDI D, AND AS CREATED BY DEED FROM LASALLE NATIONAL TRUST, N.A., AS SUCCESSOR TRUSTEE TO LASALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 20, 1988 KNOWN AS TRUST NUMBER 10-2330-19 TO SPERO A. CLYNOPOULOS AND ANDREA GIANOPOULOS, HIS WIFE, RECORDED – AS DOCUMENT – FOR INGRESS AND EGRESS.

Street Address of Property: 16737 Winterberry Lane, Orland Park, Il 60467

Permanent Tax Number: 27-29-214-075-0000

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes berein and in said trust agreement set forth.

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 in futuro, and upon any terms and for any 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 and 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 changes 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

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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 dispositions 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 St

Illinois providing for the exempti	on of homesteads from sale on execution or otherwise.	efit under and by virtue of any and all statutes of the State of
	aforesaid have/s hercunto set their hand and seal	
Spero A. Gianopoulos	Andrea Gianopoulos	lunopulls
STATE OF ILLINOIS }	Ox	
COUNTY OF COOK }SS	C	
I, the undersigned, a Notary Public	in and for said County, in the State aforesaid, do here	by certify that
Spero A. Gianopoulos and Andrea	Gianopoulos	
personally known to me to be the sand acknowledged that signed, set forth, including the release and wa	ame person(s) whose name(s)is/are subscroed to the falled and delivered the said instrument as their/hir/her for ver of the right of homestead.	Foregoing instrument, appeared before me this day in person ree and voluntary act, for the uses and purposes therein set
Given under my	hand and seal this 1st day of May	, 2003.
-/	Josemsey Man Notary Public	"OFFICIAL SEAL" ROSEMARY MAZUR Notary Public. State of Illinois My Cominission Expires 08:02:05
Mail this recorded instrument to:	Mail future tax bil	
Suburban Bank &Trust Co. 10312 S. Cicero Avenue Oak Lawn, Illinois 60453	Mr. & Mrs. Spero 16737 Winterberry Orland Park, II 604	Lane
This instrument prepared by: Rosemary Mazur Suburban Bank & Trust Co. 10312 S. Cicero Avenue	Scompt under gates 4. R.E. Trensier Tax	icione di Percencepia Et. Section Act 2
Oak Lawn, Illinois 60453	Date <u>6/1/03</u> Buyes	-Seller of Representative

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EXEMPT AND ABI TRANSFER DECLARATION STATEMENT **REQUIRED UNDER PUBLIC ACT 87-543** COOK COUNTY ONLY

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
State of Illinois
County of Cook
Subscribed and sworn to before me thisday of
ROSEMARY MAZUR Notary Public. State of Illinois My Commission Expires 08:02:05
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 under the laws of the State of
Illinois.
Dated 5-/, 2009 Smur a. Ramorans Grantee/Agent
Grantee/Agent
State of Illinois
County of Cook
Subscribed and sworm to before me thisday of
ROSEMARY MAZUR Notary Public. State of Itilinois My Commission. Expires 08:02:05
Notary Public Notary Public Any, person who knowlingly submits a false statement concerning the identity of a GRANTEE shall be quilty of a Class

Nore:

C misdemeanor for the first offense and a Class A misdemeanor for subsequent offenses.

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