

Trust to Trust Conveyance
Trustee's Deed - Deed in Trust



Doc#: 0330727241
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 11/03/2003 03:21 PM Pg: 1 of 4

THIS INDENTURE made this 2ND day
of OCTOBER, 2003,
between OXFORD BANK & TRUST, an
Illinois Banking Corporation organized and
existing under the banking laws of the State
of Illinois, and duly authorized to accept and
execute trusts within the State of Illinois not
personally, but solely as Trustee under the
provisions of a Deed or Deeds in Trust duly
recorded and delivered to said Bank in pur-
suance of a certain Trust Agreement
dated the 19th day of

MARCH 2001, AND known as Trust Number 860 party of the first part and
MB FINANCIAL BANK, NA TRUST NO. 3059 DATED 1/24/02
2 SOUTH LASALLE, CHICAGO, IL 60603 party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN AND NO/100THS
(\$10.00) Dollars and other good and valuable considerations in hand paid does hereby convey
and quit-claim unto said parties of the second part, the following described real estate situated in COOK County,
Illinois, to wit:

SEE ATTACHED LEGAL.

PIN: 17-08-214-010-1004

COMMON ADDRESS: 823-4 W. SUPERIOR, CHICAGO, IL 60622

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 POWERS AND AUTHORITY CONFERRED UPON SAID TRUST GRANTEE ARE RECITED ON THE REVERSE SIDE
HEREOF AND INCORPORATED HEREIN BY REFERENCE.

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to 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,
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 given to secure the payment of money and remaining unreleased at
the date of the delivery hereof.

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 one of its officers and attested by another of its officers, the day and year first above written.



Exempt under provisions of Paragraph 13
Section 4, Real Estate Transfer Tax Act.
10/23/03
Date Buyer, Seller or Representative

OXFORD BANK & TRUST
as Trustee aforesaid, and not personally

By: [Signature]
Attest: [Signature]

UNOFFICIAL COPY

SUBJECT TO:

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 considerations to convey said real estate or any part thereof to a successors in trust and to grant to such successor or successors in trust all the title of 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, 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 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 applications 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, whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

This conveyance is made upon the express understanding and condition that neither Oxford Bank & Trust, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgement or decree for anything it or they or its or their 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, 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 the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the 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 the 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 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 Oxford Bank & Trust, the entire legal and equitable title in fee simple, in and to all of the real estate above described.

COUNTY OF _____)
STATE OF ILLINOIS) SS I, the undersigned, a Notary Public in and for the said County and State aforesaid, DO HEREBY CERTIFY that

IRENE S. NOWICKI V.P. + T.O.

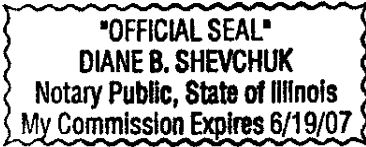
of OXFORD BANK & TRUST and THOMAS E STAIRS V.P.

of said association, personally known to me to be the same persons, whose names are subscribed to the foregoing instrument as such officers of said association respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary acts, and as the free and voluntary act of said association, as Trustee for the uses and purposes, therein set forth and the said VICE PRESIDENT of said association did also then and there acknowledge that he/she as custodian of the corporate seal of said association did affix the said corporate seal of said association to said instrument as his/her own free and voluntary act of said association, as Trustee for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 2nd day of OCTOBER 2003

Diane S Shevchuk

Notary Public



PLEASE MAIL TO: MB FINANCIAL BANK #3059
2 S. LASALLE
CHICAGO, IL 60603

PROPERTY ADDRESS: 823-4 W. SUPERIOR
CHICAGO, IL 60622

MAIL SUBSEQUENT TAX BILLS TO: MB FINANCIAL BANK #3059
2 S. LASALLE
CHICAGO, IL 60603

UNOFFICIAL COPY

Parcel 1: Unit 823-4 in the Superior Point Condominium as delineated on a survey of the following described parcel of real estate: Lots 1 and 2 and Lot 3 (except the East 0.51 feet thereof) in Block 8 of Ridgely's addition to Chicago, a subdivision of Blocks 5, 9, 10, 11, 12, 14, 15 and 16 of Assessor's Division in the Northeast corner of the Northeast 1/4 of Section 8, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois. Which survey is attached as an exhibit to the Declaration of Condominium recorded as Document 00-990666, together with said unit's undivided percentage interest in the common elements.

Parcel 2: The exclusive right to the use of Parking Space P-2, a limited common element as depicted in the Declaration of Condominium recorded as Document 00-990666.

Commonly Known As: 823-4 West Superior
Chicago, IL 60622

PIN No.: 17-08-214-010-1004

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

This Deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

UNOFFICIAL COPY

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, 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 October 23, 2003 SIGNATURE [Signature]
GRANTOR/AGENT

SUBSCRIBED AND SWORN TO BEFORE ME BY
THE SAID _____, THIS 23rd
DAY OF October, 2003.

NOTARY PUBLIC _____

[Signature]
Donna Zalig

.....
"OFFICIAL SEAL"
DONNA ZALIG
Notary Public, State of Illinois
My Commission Expires 1/29/05
.....

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 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 October 23, 2003 SIGNATURE [Signature]
GRANTEE/AGENT

SUBSCRIBED AND SWORN TO BEFORE ME BY
THE SAID _____, THIS 23rd
DAY OF October, 2003.

NOTARY PUBLIC _____

[Signature]
Donna Zalig

.....
"OFFICIAL SEAL"
DONNA ZALIG
Notary Public, State of Illinois
My Commission Expires 1/29/05
.....

NOTE: ANY PERSON WHO KNOWINGLY SUBMITS A FALSE STATEMENT CONCERNING THE IDENTITY OF A GRANTEE SHALL BE GUILTY OF A CLASS C 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).