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Doc#: 0425203018
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 09/08/2004 10:36 AM Pg: 1 of 3

TRUSTEE'S DEED

Grantor, COSMOPOLITAN BANK AND TRUST, a corporation of Illinois, duly authorized to accept and execute land trusts within the State of Illinois, not personally, but as Trustee under the provisions of a deed or deeds in trust duly recorded and/or filed and delivered to said bank pursuant to a certain Trust

Agreement dated the 9th day of September in the year 1998, and known as Trust Number 30876, in consideration of Ten Dollars (\$10.00) and other valuable consideration, receipt of which is hereby acknowledged, conveys and quit claims to: C & R Real Estate Development, LLC

of 1240 N. Homan Ave., Chicago, IL. 60651 the following described real estate in Cook County, Illinois, together with the appurtenances attached thereto:

The East 313 feet of that part of Lot 1 of Superior Court Partition of the East 1/2 of Section 2, Township 39 North, Range 13 East of the Third Principal Meridian, lying South of the South line of Potomac Avenue West of the West Line of Homan Avenue and Easterly of the Chicago Milwaukee and St. Paul Railroad Company right of way and North of a line 300 feet North of and parallel with the North line of Division Street, in Cook County, Illinois.

The West 143 feet of the East 456 feet of the North 287.9 feet of that part of Lot 1 of Superior Court Partition of the East 1/2 of Section 2, Township 39 North, Range 13 East of the Third Principal Meridian, lying South of the South Line of Potomac Avenue West of the West line of Homan Avenue and Easterly of Chicago, Milwaukee and St. Paul Railroad Right of way, in Cook County, Illinois.

PIN: 16-02-224-005 and 16-02-224-006

RECORD THIS DEED

IN WITNESS WHEREOF, *COSMOPOLITAN BANK AND TRUST, not personally but as Trustee aforesaid, has caused this trustee's deed to be signed by its Vice President and Trust Officer and its corporate seal to be affixed hereto and attested by its Trust Officer this 16th day of August in the year 2004.

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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: August 16th, 2004

Signature: *Thomas W. Hays*
Grantor or Agent

Subscribed and sworn to before me this

16th day of August, 2004

Notary Public *Michelle McAleenan*



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

Dated: August 16th, 2004

Signature: *Thomas W. Hays*
Grantee or Agent

Subscribed and sworn to before me this

16th day of August, 2004

Notary Public *Michelle McAleenan*



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.)