

UNOFFICIAL COPY



Doc#: 0520919031  
Eugene "Gene" Moore Fee: \$32.50  
Cook County Recorder of Deeds  
Date: 07/28/2005 10:58 AM Pg: 1 of 5

Address of Property:  
5337 N. Latrobe Avenue  
Chicago, IL 60630

**TRUSTEE'S DEED**  
(In Trust)

*This Indenture*, made this 23rd day of June, 2005, between Parkway Bank and Trust Company as Successor to *Jefferson State Bank*, an Illinois Banking Corporation, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said corporation in pursuance of a trust agreement dated October 16, 1987 and known as Trust Number 1509, as party of the first part, and CHARLES E. LEE AND MARY J. LEE, Co-Trustees of the CHARLES E. LEE AND MARY J. LEE TRUST dated June 23, 2005, 5337 N. Latrobe Avenue, Chicago, IL 60630 as party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, does hereby grant sell and convey unto the said party of the second part all interest in the following described real estate situated in Cook County, Illinois, to wit:

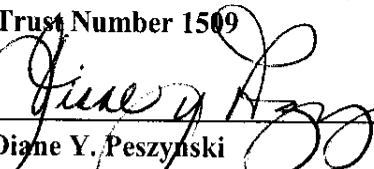
(See Exhibit A for Legal Description and PIN, and Rider for Trust Powers)


together with the tenements and appurtenances thereunto belonging.

This deed is executed pursuant to the power granted by the terms of the deed(s) in trust and the trust agreement which specifically allows conveyance from Trust to Trust and is subject to all notices, liens, and encumbrances of record and additional conditions, if any on the reverse side hereof.

DATED: 23rd day of June, 2005.

Parkway Bank and Trust Company, as Successor to Jefferson State Bank,  
as Trust Number 1509

By   
Diane Y. Peszynski  
Vice President & Trust Officer

Attest:   
Jo Ann Kubinski  
Assistant Trust Officer



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*Mary Ann... 7/22/08*

Exempt under Real Estate Transfer Tax Law  
35 ILCS 200/31-45 sub par E and Cook County  
Ord. 93-0-27 par E.

Park Ridge, IL 60068

RETURN DOCUMENT TO:  
Hegarty, Kowols & Associates PC  
301 W. Touhy

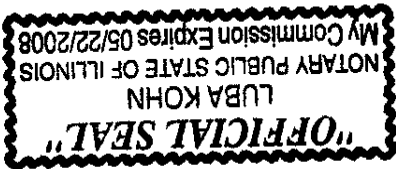


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MAIL TO: TAX BILLS TO:  
CHARLES E. LEE  
MARY J. LEE

This instrument prepared by: Jo Ann Kubinski, 4805 N. Harlem Avenue, Harwood Heights, Ill. 60706



*Luba Kohn*  
Notary Public

Given under my hand and notary seal, this 23rd day of June 2005.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Diane Y. Peszynski, Vice President & Trust Officer and Jo Ann Kubinski, Assistant Trust Officer personally known to me to be the same persons whose names are subscribed to the foregoing instrument in the capacities shown, appeared before me this day in person, and acknowledged signing, sealing and delivering the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

STATE OF ILLINOIS )  
( SS.  
) COUNTY OF COOK )

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## RIDER

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 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, and 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 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.

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 obligated to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obligated to see that the terms of this trust have been complied with, or be obligated to inquire into the necessity or expediency of any act of said trustee, or be obligated 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 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.

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EXHIBIT "A"

Property of Cook County Clerk's Office

Lot 198 in Kinsey's Jefferson Park and Forest Glen Subdivision of Block 2, Village of Jefferson, in the South West  $\frac{1}{4}$  of Section 9, Township 40 North, Range 13, East of the Third Principal Meridian (except the South 33 feet thereof) the North West fractional  $\frac{1}{4}$  South of Indian Boundary line of said Section and (except the South 33 feet thereof) that part South West of center of Elston Avenue of the West  $\frac{1}{3}$  of the North East  $\frac{1}{4}$  North and South of Indian Boundary Line of said Section 9 and South 8 feet of Lot 9 in Subdivision by Executors of Estate of Sarah Anderson (deceased) of the South East  $\frac{1}{4}$  of the North West fractional  $\frac{1}{4}$  of Section 9 North of Indian Boundary Line, in Cook County, Illinois.

Address: 5337 N. Latrobe Ave., Chicago, IL 60630

P.I.N. 13-09-215-018



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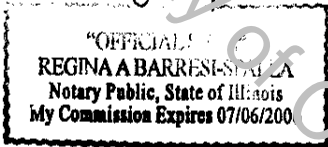
## EUGENE "GENE" MOORE

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES  
COOK COUNTY, ILLINOIS

### GRANTOR/GRANTEE STATEMENT

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantor 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 July 22, 2005

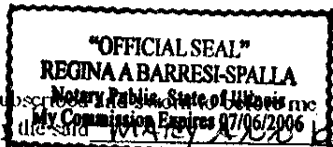


Signature: Mary Ann Lewis  
Grantor or Agent

Subscribed and sworn to before me  
By the said MARY ANN LEWIS  
This 22 day of JULY, 2005  
Notary Public: Regina A. Barresi-Spalla

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 July 22, 2005



Signature: Mary Ann Lewis  
Grantee or Agent

Subscribed and sworn to before me  
By the said MARY ANN LEWIS  
This 22 day of JULY, 2005  
Notary Public: Regina A. Barresi-Spalla

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.)