

~~MAIL RECORDED DEED TO:~~

MM



Doc#: 0926631111 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/23/2009 02:26 PM Pg: 1 of 5

OR:

Send Subsequent Tax Bills To:

Martin & Mathewson
30 N. LaSalle #1726
Chicago IL 60602

* Return to: MM 208 CO-5560/5561 10F1
Wheatland Title Guaranty
105 W. Veterans Parkway, Yorkville, IL 60580

THIS INDENTURE, made this 31st day of August, 2009 between BRIDGEVIEW BANK GROUP, formerly known as Bridgeview Bank and Trust, a corporation duly authorized by the Statutes of Illinois to execute trusts, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said Bank in pursuance of a Trust Agreement dated the 12th day of October, 2006 and known as Trust Number 1-3255, party of the first part, and

Midwest Bank and Trust Company
as Trustee under Trust Agreement
dated September 17, 2008 and known
as Trust No. 01-01-8740
1604 W Colonial Parkway
Inverness, IL 60067
(Name and Address of second party)

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 grant, sell and convey unto said party of the second part, the following described real estate, situated in COOK County, Illinois, to-wit:

Parcel 1: The East 30 feet of the West 65 feet of Lot 17 in Emma Rosenmerkel's Subdivision of Lot 31 in the School Trustee's Subdivision of Section 16, Township 38 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: Lot 4 (except the East 90 feet thereof) in Emma Rosenmerkel's Subdivision of Lot 31 in the School Trustee's Subdivision of Section 16, Township 38 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

together with the tenements and appurtenances thereunto belonging.

The grantor hereby releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. **TO HAVE AND 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.

Permanent Real Estate Index Number(s): 20-16-117-021-0000 & 20-16-117-005-0000

Address(es) of Real Estate 442 W. 57th Place Chicago Illinois 60621 & 445 W. 57th Street, Chicago, IL 60621

SCB
X

UNOFFICIAL COPY

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to direction 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, including the authority to convey directly to the Trustee grantee named herein, 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.

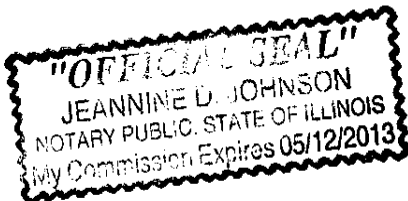
IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents by its Trust Officer and attested by its Officer, the day and year first above written.

BRIDGEVIEW BANK AND TRUST
as Trustee as aforesaid

STATE OF ILLINOIS
COUNTY OF COOK

By Jolene Siempayen
Trust Officer

I, the undersigned a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY, that the above named Officers of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument as such officers of said Bank as their free and voluntary act and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.



Given under my hand and Notary Seal this 31st day of August, 2009

Jeannine D. Johnson
Notary Public

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, 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 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 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 "within limitation", or words of similar import, in accordance with the statute in such case made and provided.

This Instrument was prepared by:

Jeannine D. Johnson

EXEMPT UNDER PROVISIONS OF
 PARAGRAPH _____, SECTION _____,
 REAL ESTATE TRANSFER TAX ACT.

Date:

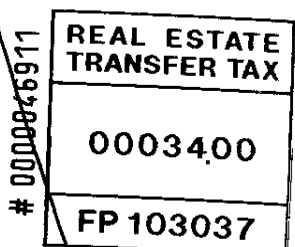
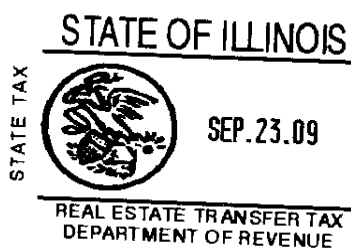
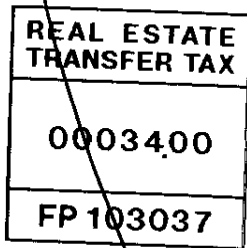
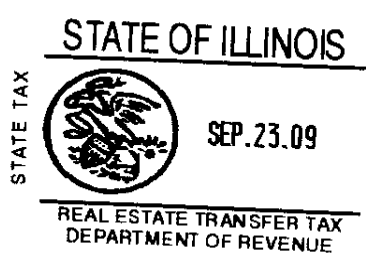
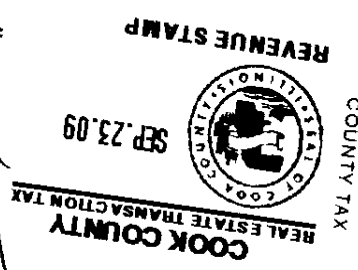
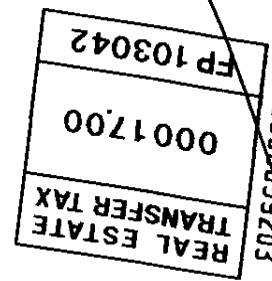
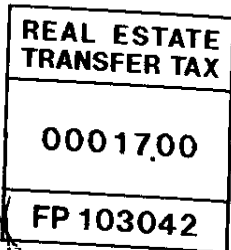
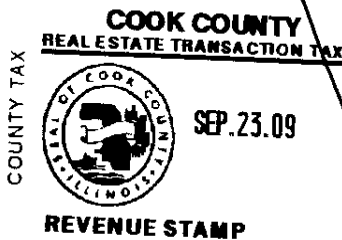
Buyer, Seller or Representative

BRIDGEVIEW BANK AND TRUST
 4753 N. Broadway
 Chicago Illinois 60640

City of Chicago Real Estate
 Dept. of Revenue Transfer Stamp
 589862 \$357.00
 09/23/2009 11:43 Batch 03104 36



City of Chicago Real Estate
 Dept. of Revenue Transfer Stamp
 589864 \$357.00
 09/23/2009 11:44 Batch 03104 36



UNOFFICIAL COPY

"EXHIBIT A"

LEGAL DESCRIPTION

THE EAST 30 FEET OF THE WEST 65 FEET OF LOT 17 IN EMMA ROSENMERKEL'S SUBDIVISION OF LOT 31 IN THE SCHOOL TRUSTEE'S SUBDIVISION OF SECTION 16, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. SITUATED IN THE COUNTY OF COOK AND STATE OF ILLINOIS.

PIN: 20-16-117-021

442 W. 57th Place Chicago, IL 60621

(Parcel 1)

Property of Cook County Clerk's Office

UNOFFICIAL COPY

EXHIBIT B

LEGAL DESCRIPTION

LOT 4 (EXCEPT THE EAST 90 FEET THEREOF) IN EMMA ROSENMERKEL'S
SUBDIVISION OF LOT 31 IN THE SCHOOL TRUSTEES' SUBDIVISION OF
SECTION 16, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. SITUATED IN THE
COUNTY OF COOK AND STATE OF ILLINOIS.

PIN: 20-16-117-005

445 W. 57th Street Chicago, IL 60621

(Parcel 2)

Property of Cook County Clerk's Office