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This instrument prepared by:

Denis J. Owens
DiMonte & Lizak, L.L.C
216 W. Higgins Road
Park Ridge, IL 60068



Mail future tax bills to:

Carol J. Kentgen
4550 N. Milwaukee Avenue, Unit N
Chicago, Illinois 60630

Doc#: 1319318053 Fee: \$44.00

RHSP Fee: \$9.00 RPRF Fee: \$1.00

Affidavit Fee: \$2.00

Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 07/12/2013 01:30 PM Pg: 1 of 4

Mail this recorded instrument to:

Denis J. Owens
DiMonte & Lizak, LLC
216 W. Higgins Road
Park Ridge, IL 60068

WARRANTY DEED IN TRUST

THIS INDENTURE WITNESSETH, that the Grantor, CAROL J. KENTGEN, of 4550 N. Milwaukee Avenue, Unit N, Chicago, Illinois 60630, for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, conveys and warrants unto **CAROL J. KENTGEN, AS TRUSTEE OF THE CAROL J. KENTGEN TRUST DATED JUNE 25, 2013**, of 4550 N. Milwaukee Avenue, Unit N, Chicago, Illinois 60630, the following described real estate in the County of Cook and State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Permanent Index Number(s): 13-16-117-034-0000, 13-16-117-041-0000 and 13-16-117-020-0000

Property Address: 4550 N. Milwaukee Avenue, Unit N, Chicago, Illinois 60630

together with the tenements and appurtenances thereunto belonging.

In the event of the resignation, demise or inability of the trustee to act, then JULIETTE CLAIRE REYES shall act as successor trustee. In the event of the resignation, demise or inability of JULIETTE CLAIRE REYES to act, then KELLY J. KOEHN shall act as successor trustee. In the event of the resignation, demise or inability of KELLY J. KOEHN to act, then DAVID REYES shall act as successor trustee.

The phrase "inability to act" as used herein shall be defined as follows: Any individual acting in a fiduciary capacity or as a beneficiary of the trust shall be considered unable to act if adjudicated incompetent or if a physician familiar with her or her physical and mental condition certifies in writing that such individual is unable to give prompt and intelligent consideration to business matters.

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 re-subdivide 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, to pledge or otherwise to 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.

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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, her, 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.

And the said Grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the Grantor aforesaid has hereunto set her hand and seal this 25th day of June, 2013

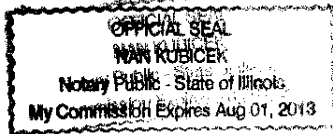
Carol Kentgen
CAROL KENTGEN

State of Illinois

County of Cook

The undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that CAROL J. KENTGEN, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 25th day of June, 2013



[Signature]
Notary Public
My commission expires.

Exempt under provisions of Paragraph E, Section 4, Real Estate Transfer Tax Act

6/25/13
Date

[Signature]
Representative

City of Chicago
Dept. of Finance
647474



Real Estate
Transfer
Stamp

\$0.00

Batch: 8-719-012

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LEGAL DESCRIPTION

PARCEL 1: THE SOUTHWESTERLY 21.75 FEET OF THE NORTHEASTERLY 64.0 FEET OF LOT 3 (EXCEPT THE NORTHWESTERLY 45 FEET THEREOF) IN THE SUBDIVISION OF THAT PART WEST OF MILWAUKEE AVENUE OF LOT 5 IN SCHOOL TRUSTEE'S SUBDIVISION OF SECTION 16, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT the North 1 1/2 RODS AND THE South 4 RODS Thereof).

PARCEL 2: AN UNDIVIDED 1/15 INTEREST IN THAT PART OF LOT 3 IN THE SUBDIVISION OF THAT PART WEST OF MILWAUKEE AVENUE OF LOT 5 OF THE SCHOOL TRUSTEES SUBDIVISION OF SECTION 16, Township 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE NORTH 1 1/2 RODS OF THE SOUTH 4 RODS THEREOF) ALSO THAT PART OF lot 1 IN BLOCK 1 IN ROBERT'S MILWAUKEE AVENUE Subdivision OF LOTS 5 AND 10 OF THE SUBDIVISION OF THAT PART WEST OF Milwaukee AVENUE OF LOT 5 OF THE SCHOOL TRUSTEES SUBDIVISION OF SECTION 16, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE NORTH 1 1/2 RODS OF THE SOUTH 4 RODS THEREOF) DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE NORTHWESTERLY LINE OF SAID LOT 3, 189.25 FEET SOUTHWESTERLY OF THE NORTHEASTERLY CORNER OF SAID LOT 3, THENCE SOUTHEASTERLY ON A LINE PARALLEL WITH THE NORTHEASTERLY LINE OF SAID LOT 3, A DISTANCE OF 45.0 FEET THENCE Southwesterly, ON A Line Parallel, WITH THE NORTHWESTERLY LINE OF SAID LOT 3, A DISTANCE of 21.75 FEET THENCE SOUTHEASTERLY ON A LINE PARALLEL WITH THE NORTHEASTERLY LINE OF SAID LOT 3, TO THE Southeasterly LINE OF SAID LOT 3, THENCE SOUTHWESTERLY ON A SOUTHEASTERLY LINE OF SAID LOT 3, TO THE SOUTHWESTERLY CORNER OF SAID LOT 3, THENCE SOUTHEASTERLY ON THE NORTHEASTERLY LINE OF SAID LOT 1, 17.60 FEET TO THE SOUTH-EASTERLY CORNER OF LOT 1 THENCE WEST ON THE SOUTH LINE OF SAID LOT 1, 20.00 FEET, THENCE NORTHWESTERLY, TO A POINT ON THE NORTHWESTERLY LINE OF SAID LOT 3, SAID POINT BEING 33.0 FEET NORTHEASTERLY OF THE NORTHWESTERLY CORNER OF SAID LOT 3, THENCE NORTHEASTERLY ALONG THE NORTHWESTERLY Line OF SAID LOT 3, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 3 EASEMENTS AS SET FORTH IN THE DECLARATION OF EASEMENTS, PARTY WALLS, COVENANTS AND RESTRICTION RECORDED AS DOCUMENT NUMBER 18975617 FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

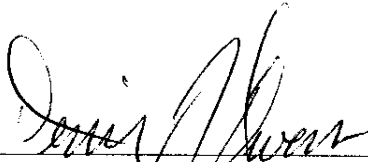
Property located at: 4550 N. Milwaukee Avenue, Unit N, Chicago, Illinois 60630
 PINs: 13-16-117-034-0000, 13-16-117-041-0000 and 13-16-117-020-0000

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STATEMENT BY GRANTOR AND GRANTEE

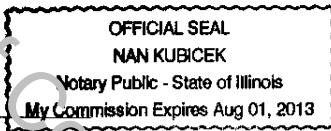
The Grantor or his agent affirms that, to the best of his knowledge, the name of the Grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation, or foreign corporation authorized to do business or acquire and hold title to real estate 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.

Date: July 11, 2013

Signature: 
Agent


Subscribed and Sworn to before me
this 11th day of July, 2013.


Notary Public




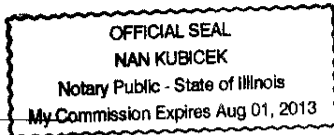
The Grantee or his agent affirms and verifies that the name of the Grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 11, 2013

Signature: 
Agent

Subscribed and Sworn to before me
this 11th day of July, 2013.


Notary Public



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.)