TRUSTEE'S DEED IN TRUST

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This indenture made this 25TH day of November, 2013 between CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 1st day November, 1986, and known as Trust Number 4506, party of the first part, and Chicago Title Land Trust Company, not individually but solely as trustee under Agreement Trust dated December 10, 1909, and known as Trust No. 40233 whose address is: 10 South LaSalle Street **Suite 2750** Chicago, Illinois 60601

party of the second part.



Doc#: 1402945071 Fee: \$42.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Affidavit Fee: \$2.00 Karen A.Yarbrough

Cook County Recorder of Deeds
Date: 01/29/2014 02:57 PM Pg: 1 of 3

WITNESSETH, That said party of the first part in consideration of the sum of TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE considerations in hand paid, does hereby CONVEY AND QUITCLAIM unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

LOTS 3 AND 4 IN OWNERS SUBDIVISION OF LOT 12 (EXCEPT THE EAST 73 FEET THEREOF) IN ASSESSOR'S SUBDIVISION OF PART OF THE SOUTH WEST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Tax Number: 14-30-319-034-000

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 of said party of the second part.

This Deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said Trustee by the terms of said deed or deeds in trust delivered to said Trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

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 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 each 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, from time to time, in possession or reversion, by leases to commence demise the term of 198 years, and to renew or extend leases upon any terms and for any period or periods of time, not exceeding in the case of any single 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 exchange said property, or any part thereof, for other real or personal property, to grant easements or charges of any kind, 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 Trustee's Deed in Trust (1/96)

trust have been complied with, or by obliged to inquire into the becessity of 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 relating upon or claiming upder any such conveyance, lease or other instrument. (a) that at the time of the delivery 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 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) lease, mortgage or other instrument and (d) if the conveyance is made to a successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, 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.

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

CHICAGO TITLE LAND TRUST COMPANY,

as Trustee as aforesaid

Harriet Denisewicz **Trust Officer**

State of Illinois

) SS **County of Cook**

THIS TRANSFER IS EXEMPT UNDER THE PROVISIONS OF PARAGRAPH (e), SECTION 31-45 OF THE REAL ESTATE

1/28/14

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Trust Officer of CHICAGO TITLE LAND TRUST COMPANY, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Trust Officer appeared before me this day in person and acknowledged that he/she signed and delivered the said ir strument as her own free and voluntary act and as the free and voluntary act of the Company; and the said Trust Office, then and there caused the corporate seal of said Company to be affixed to said instrument as her own free and voluntary act and as the free and voluntary act of the

Given under my hand and Notarial Seal this 18th day of December, 2013

01/29/2014

\$0.00

\$0.00

\$0.00

COOK

ILLINOIS:

TOTAL:

FFICIAL SEAL' LIDIA MARINCA NOTARY PUBLIC, STATE OF ILLINOIS

My Commission Expires 04/30/2014

PROPERTY ADDRESS: 2108-2110 W Fullerton

REAL ESTATE TRANSFER

Chicago, Illinois ৩0641

This instrument was prepared by:

Harriet Denisewicz

CHICAGO TITLE LAND TRUST COMPANY

10 South LaSalle Street

Suite 2750

Chicago, IL 60603

14-30-319-034-0000 | 20140101605118 | 7W9VD3

AFTER RECORDING, PLEASE MAIL TO:

NAME Robert D. Zimelis, Esq.

Neal, Gerber & Eisenberg LLP

ADDRESS 2 N. LaSalle St., Suite 1700

CITY. STATE Chicago. Illinois 60602

SEND TAX BILLS TO:

Tennis Corporation of America

ADDRESS 3611 North Kedzie Avenue. 2nd Floor

CITY, STATE Chicago, Illinois 60618

REAL ESTATE TRANSFER

01/29/2014

CHICAGO: \$0.00 CTA: \$0.00 TOTAL: \$0.00

14-30-319-034-0000 | 20140101605118 | FCF1B8

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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 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:

January 28, 2014

Signature:

Grantor or Agent

SUBSCRIBED and SWORN to before me this 28th day of January, 2014.

Notary Public

OFFICIAL SEAL
LESLIE OWENS
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES: 07-17-2017

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 fund 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:

November 28, 2014

Signature.

Grantee or Agen

SUBSCRIBED and SWORN to before me this 28th day of January, 2014.

Notary Public

OFFICIAL SEAL LESLIE OWENS

NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES: 07-17-2017

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]