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WARRANTY DEED

IN TRUST

Doc# 1935013211 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDWARD H. HOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 12/16/2019 03:08 PM PG: 1 OF 5

THIS INDENTURE WITNESSETH, that the Grantors, Dean Sack and Jane Sack, of the City of LaSalle, of the County of LaSalle, and State of Illinois, for and in consideration of Ten and no/100 (\$10.00) Dollars and other good and valuable consideration in hand paid, conveys and warrants unto Jane E. Sack, Trustee under a Trust Agreement dated December 7, 2012, and known as the Jane E. Sack Revocable Living Trust, of the City of LaSalle, of the County of LaSalle, and State of Illinois, as to an undivided one-half (1/2) interest, and Dean S. Sack, Trustee under a Trust Agreement dated December 7, 2012, and known as the Dean S. Sack Revocable Living Trust, of the City of LaSalle, County of LaSalle, and State of Illinois, as to an undivided one-half (1/2) interest in and to the following described real estate situated in the County of Cook, State of Illinois, to-wit:

Parcel 1:

Unit 4512 in Lake Point Tower Condominium, as delineated on a survey of the following described real estate: A part of Lot 7 in Chicago Dock and Canal Company's Peshtigo Dock addition in Section 10, Township 39 North, Range 14, East of the Third Principal Meridian, which survey is attached as exhibit "A" to the Declaration of Condominium recorded as document number 88309162, and as amended from time to time, together with its undivided percentage interest in the common elements, in Cook County, Illinois.


Parcel 2:

Easements for the benefit of Parcel 1 for the purpose of Structural Support, ingress and egress, and utility services as set forth in Declaration of Covenants, Conditions, Restrictions and Easements made by American National Bank and Trust Company of Chicago, as Trustee under Trust Agreement dated January 7, 1988 and known as trust number 1043-99-09 dated July 13, 1988 and recorded July 14, 1988 as document 88309160.

PIN: 17-10-214-016-1259

Common Address: 505 North Lakeshore Drive, Unit 4512, Chicago, IL 60611

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.

REAL ESTATE TRANSFER TAX	16-Dec-2019
 CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

17-10-214-016-1259 | 20191001614527 | 1-713-792-352

* Total does not include any applicable penalty or interest due

S 4
P 3
S 1
M
SC
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INT

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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 "in 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 99 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 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 owing 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 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

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

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

IN WITNESS WHEREOF, the Grantors aforesaid have hereunto set their hands and seals this 15th day of November, 2019.

Dean S. Sack (SEAL)
Dean S. Sack

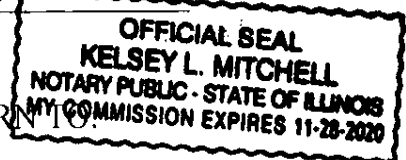
Jane E. Sack (SEAL)
Jane E. Sack

STATE OF ILLINOIS)
)SS.
COUNTY OF LA SALLE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Jane E. Sack and Dean S. Sack, personally known to me to be the persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

GIVEN under my hand and notarial seal this 15 day of November, 2019.

Kelsey L. Mitchell
Notary Public



THIS INSTRUMENT PREPARED BY and RECORD AND RETURN TO:

John S. Duncan
Herbolsheimer, Duncan, Eiten and Hintz, P.C.
P. O. Box 539, LaSalle State Bank Building
LaSalle, IL 61301
Telephone: (815) 223-0111

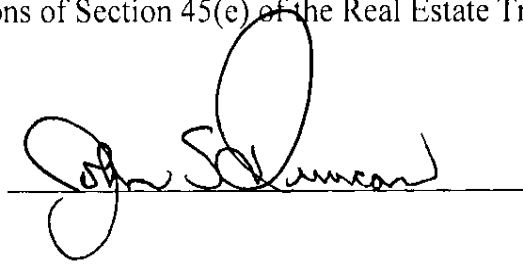
REAL ESTATE TRANSFER TAX		16-Dec-2019
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00
17-10-214-016-1259		20191001614527 1-800-312-160

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Mail tax bills to: Mr. and Mrs. Dean Sack, 905 11th Street, Apt. 104, LaSalle, IL 61301

This transaction exempt under the provisions of Section 45(e) of the Real Estate Transfer Tax Act.

Dated: 11-15, 2019.



A handwritten signature in black ink, appearing to read "John S. Sack", is written over a horizontal line.

Property of Cook County Clerk's Office

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 11/18/2019

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

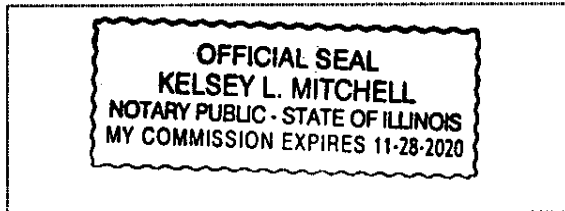
Subscribed and sworn to before me, Name of Notary Public: Kelsey L. Mitchell

By the said (Name of Grantor): Dee J. Kincaid

On this date of: 11/18/2019

NOTARY SIGNATURE: Kelsey L. Mitchell

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 11/18/2019

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

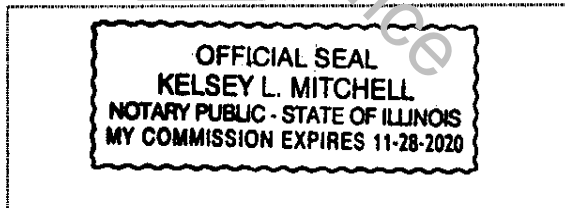
Subscribed and sworn to before me, Name of Notary Public: Kelsey L. Mitchell

By the said (Name of Grantee): Dee J. Kincaid

On this date of: 11/18/2019

NOTARY SIGNATURE: Kelsey L. Mitchell

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)