

2336584

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Doc#: 2326516078 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 09/22/2023 12:49 PM Pg: 1 of 4

## QUIT CLAIM DEED IN TRUST

Dec ID 20230801608364  
ST/CO Stamp 0-499-776-976  
City Stamp 1-841-954-256

The above space is for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor(s) \_\_\_\_\_  
GREGORY MESIMORE and CHARLOTTE MESIMORE, his wife

of the County of Cook and State of Illinois for and in consideration of Ten and 00/100 (\$10.00) Dollars, and other good and valuable considerations in hand, paid, Convey and quit claim unto PARKWAY BANK AND TRUST COMPANY, 4800 N. Harlem Avenue, Harwood Heights, Illinois 60706, an Illinois banking corporation, its successor or successors, as Trustee under the provisions of a trust agreement dated August 22, 2023 and known as Trust Number 16708, the following described real estate in the State of Illinois, to-wit:

See LEGAL DESCRIPTION RIDER attached hereto and made a part hereof.

COMMONLY KNOWN AS: 3950 W. Bryn Mawr Ave., Unit #507, Chicago, IL 60659

PERMANENT INDEX NUMNER(S): ~~13-02-00-009-1037~~  
**13-02-300-009-1037**

**TO HAVE AND TO HOLD** the said premises with the appurtenances upon the trust 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 future, and upon any terms and for any period or periods of time, not exceeding 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



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**PARCEL 1:**

UNIT 507 IN CONSERVANCY AT NORTH PARK CONDOMINIUM IV AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PREMISES:

THAT PART OF THE EAST 833 FEET OF THE WEST 883 FEET OF THE NORTH 583 FEET OF THE SOUTH 633 FEET OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 40 NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THAT PART OF THE LAND DEDICATED FOR PUBLIC ROADWAY BY DOCUMENT 26700736) DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID TRACT; THENCE EAST ON THE NORTH LINE OF SAID TRACT A DISTANCE OF 131.91 FEET; THENCE SOUTH 70.50 FEET TO THE POINT OF BEGINNING, THENCE CONTINUING SOUTH ON THE LAST DESCRIBED LINE 204 FEET, THENCE EAST 89.0 FEET, THENCE NORTH 78.0 FEET, THENCE EAST 10 FEET, THENCE NORTH 48 FEET, THENCE WEST 10 FEET, THENCE NORTH 78.0 FEET, THENCE WEST 89 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 95171295 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS

**PARCEL 2:**

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 507 AND STORAGE SPACE 507, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 95171295

**PARCEL 3:**

EASEMENTS FOR INGRESS AND EGRESS OVER COMMON AREAS AS SHOWN IN DECLARATION RECORDED OCTOBER 28, AS DOCUMENT 94923280

PERMANENT INDEX NUMBER: 13-02-300-009-1037

PROPERTY ADDRESS: 3950 W. BRYN MAWR, UNIT 507  
CHICAGO, ILLINOIS 60659

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## GRANTOR/GRANTEE STATEMENT

### GRANTOR (or agent)

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.

Dated August 22, 20 23

Signature *Gregory S. Memora*  
Grantor/Agent

Subscribed and sworn to before me by above noted Grantor/Agent on August 22, 2023



*Joseph F. Sochacki*  
Notary Public

### GRANTEE (or agent)

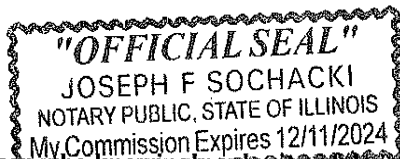
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

PARKWAY BANK & TRUST CO. as Trustee under Trust No. 16708, and not individually.

Dated August 22, 20 23

Signature *Gregory S. Memora*  
Grantee of Agent

Subscribed and sworn to before me by above noted Grantor/Agent on August 22, 2023



*Joseph F. Sochacki*  
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 a of a Class A misdemeanor for subsequent offenses. Attach to deed or ABI before recording in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)