

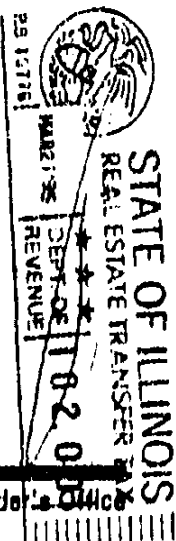
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\$27.00
120012 TRAN 3151 03/21/95 14:25:00
#9625 # JM #--95--188718
DEPT-01 RECORDING
COOK COUNTY RECORDER

COOK
CO. NO. 018

0 0 1 6 5 3



Reserved for Recorder's Office

TRUSTEE'S DEED IN TRUST

This indenture made this 3rd day of MARCH, 1995 between CHICAGO TITLE AND 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 4th day of DECEMBER, 1968 and known as Trust Number 52979, party of the first part, and, COLE TAYLOR BANK AS TRUSTEE U/T #950209 DATED MARCH 3, 1995

75-37-309 DA Santa

whose address is: C/O HILARY COULD, 111 W. Washington Street, Suite 1000, Chicago, IL 60602

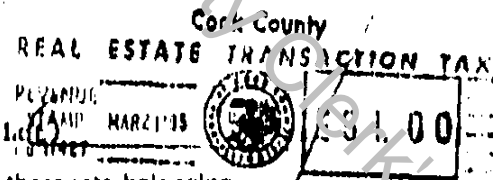
party of the second part.

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:

2700
D R

(SEE RIDER ATTACHED HERETO FOR LEGAL DESCRIPTION)

Permanent Tax Number: 17-22-100-009
(Vacant--Parking Lot)



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 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 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, 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 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 to execute 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, 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 these presents by its Assistant Vice President and attested by its Assistant Secretary, the day and year first above written.

CHICAGO TITLE AND TRUST COMPANY,
as Trustee as Aforesaid

By: *Lynnda S. Barrie*
Assistant Vice President

Attest: *James M. Wang*
Assistant Secretary



State of Illinois
County of Cook SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that the above named Assistant Vice President and Assistant Secretary of CHICAGO TITLE AND TRUST COMPANY, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President and Assistant Secretary, respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act of said Company for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that the said Assistant Secretary, as custodian of the corporate seal of said Company, caused the corporate seal of said Company to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said Company for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 03/10/95

"OFFICIAL SEAL"
Elaine Jones
Notary Public, State of Illinois
My Commission Expires 4/8/98

Elaine Jones
NOTARY PUBLIC

PROPERTY ADDRESS:
(Northeast Corner of 13th and State Street)

CITY OF CHICAGO ★
REAL ESTATE TRANSACTION TAX ★
DEPT. OF REVENUE MAR 21 '95
PB 11193 ★
765.00 ★

After recording please mail to:
Name: *Melanie M. Hinds*
Address: *171 N. Clark Street*
City, State: *Chicago, IL 60601*

This instrument was prepared by:
Melanie M. Hinds
Chicago Title and Trust Company
171 N. Clark Street MLO9LT
Chicago, IL 60601-3294

BOX 333-CTI

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LOTS 12, 13, 14 AND 15 (EXCEPT THE WEST 27 FEET THEREOF TAKEN FOR WIDENING STATE STREET AND EXCEPT THE EAST 10 FEET THEREOF TAKEN FOR ALLEY) IN SEAMAN'S SUBDIVISION OF THE WEST 1/2 OF BLOCK 4 IN THE ASSESSOR'S DIVISION OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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SUBJECT TO:

1. PERPETUAL AND EXCLUSIVE EASEMENT AND RIGHT OF WAY GRANTED BY THE B. W. HANDLER CONSTRUCTION COMPANY, A CORPORATION OF ILLINOIS, TO THE CITY OF CHICAGO RECORDED NOVEMBER 16, 1940 AS DOCUMENT 12579919 FOR THE CONSTRUCTION, MAINTENANCE AND OPERATION OF SUBWAYS AND TUNNELS IN, THROUGH AND UNDER PARTS OF LOTS 12, 13, 14 AND 15 AFORESAID, RESERVING UNTO GRANTOR THE RIGHT OF INGRESS AND EGRESS ON THE LAND.

AFFECTS THE FOLLOWING: BEGINNING AT THE NORTHEAST CORNER OF STATE STREET AND EAST 13TH STREET; THENCE EAST ALONG THE NORTH LINE OF EAST 13TH STREET A DISTANCE OF 35 FEET; THENCE NORTHWESTERLY ALONG A STRAIGHT LINE TO A POINT ON THE SOUTH LINE OF SAID LOT 14, THE LAST MENTIONED POINT BEING 24 FEET EAST OF THE EAST LINE OF SOUTH STATE STREET; THENCE NORTHWESTERLY ALONG A STREET LINE TO A POINT ON THE SOUTH LINE OF SAID LOT 13, THE LAST MENTIONED POINT BEING 13.5 FEET EAST OF THE EAST LINE OF STATE STREET; THENCE NORTHWESTERLY ALONG A STRAIGHT LINE TO A POINT OF THE SOUTH LINE OF SAID LOT 12, THE LAST MENTIONED POINT BEING 4 FEET EAST OF THE EAST LINE OF STATE STREET; THENCE NORTHWESTERLY ALONG A STRAIGHT LINE TO A POINT ON THE EAST LINE OF STATE STREET, THE LAST MENTIONED POINT BEING 10 FEET SOUTH OF THE NORTH LINE OF SAID LOT 12; THENCE SOUTH ALONG THE EAST LINE OF STATE STREET TO THE POINT OF BEGINNING; AND BELOW A HORIZONTAL PLANE WHOSE ELEVATION IS 14 FEET ABOVE CHICAGO CITY DATUM AND LYING BETWEEN THE LINES OF THE AFORESAID PROPERTY PROJECTED VERTICALLY DOWNWARD TO THE CENTER OF THE EARTH.

2. ENCROACHMENT OF FENCE LOCATED MAINLY LOT 15 OF THE LAND ONTO PUBLIC PROPERTY SOUTH AND ADJOINING BY .27 FEET AS DISCLOSED BY SURVEY BY JENS K. DOE DATED JANUARY 27, 1993 NO. 93099
3. Real Estate Taxes for 1994 and subsequent years.

(Title Exceptions)

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11/11/11