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DEPT-01 RECORDING \$29.00
T#0012 TRAN 3568 12/31/96 15:00:00
#4651 + CG *-96-983862
COOK COUNTY RECORDER

Property of Cook County Clerk's Office

THE ABOVE SPACE FOR RECORDER'S USE ONLY

TRUST TO TRUST

This Indenture, made this 20th day of December A.D. 19 96 between LaSalle National Trust, N.A., a national banking association, Chicago, Illinois, as Trustee under the provisions of a Deed or Deeds in Trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 10th day of July 19 96 and known as Trust Number 120377 (the "Trustee"), and LaSalle National Trust, N.A., as trustee under Trust Agreement dated December 3, 1996, and known as Trust No. 120660 (the "Grantees")

(Address of Grantee(s): 135 South LaSalle Street, Chicago, Illinois 60603)

Witnesseth, that the Trustee, in consideration of the sum of Ten Dollars and no/100 (\$10.00) and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto the Grantee(s), the following described real estate, situated in Cook County, Illinois, to wit:

Lot 27 in Block 39 in Sheffield's Addition to Chicago in the West one-half (1/2) of the Southeast one-quarter (1/4) of Section 31, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

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SUBJECT TO: Covenants, conditions, easements and restrictions of record and the general real estate taxes for the year 1996 and subsequent.

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

12/30/96
Date

[Signature]
David S. [Name]

THIS CONVEYANCE IS MADE PURSUANT TO DIRECTION AND WITH AUTHORITY TO CONVEY DIRECTLY TO THE TRUST GRANTEE NAMED HEREIN. THE POWERS AND AUTHORITY CONFERRED UPON SAID TRUST GRANTEE ARE RECITED ON THE ATTACHED EXHIBIT "A" WHICH IS EXPRESSLY INCORPORATED HEREIN AND MADE A PART HEREOF.

Property Address: 1935 North Damen, Chicago, Illinois 60647

Permanent Index Number: 14-31-400-016

together with the tenements and appurtenances thereunto belonging.

BOX 333-CTI

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To Have And To Hold the same unto the Grantee(s) as aforesaid and to the proper use, benefit and behoof of the Grantee(s) forever.

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 affecting the said real estate or any part thereof given to secure the payment of money and remaining unreleased at the date of the delivery hereof.

In Witness Whereof, the Trustee has caused its corporate seal to be hereto 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.

Attest:

LaSalle National Trust, N.A.

as Trustee as aforesaid.

By

Assistant Secretary

Assistant Vice President

Nancy A. Stack

Corinne Rek

This instrument was prepared by: <u>Corinne Rek (hd)</u>	LaSalle National Trust, N.A. Real Estate Trust Department 135 South LaSalle Street Chicago, Illinois 60603-4192
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State of Illinois
County of Cook

SS:

Harriet Denisevicz

a Notary Public in and for said County.

in the State aforesaid, Do Hereby Certify that

Corinne Rek

Assistant Vice President of LaSalle National Trust, N.A., and

Nancy A. Stack

Assistant Secretary thereof, 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 said instrument as their own free and voluntary act, and as the free and voluntary act of said Trustee, for the uses and purposes therein set forth; and said Assistant Secretary did also then and there acknowledge that he as custodian of the corporate seal of said Trustee did affix said corporate seal of said Trustee to said instrument as his own free and voluntary act, and as the free and voluntary act of said Trustee for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 26th day of December A.D. 1996

Harriet Denisevicz
Notary Public



Box No.

TRUSTEE'S DEED

Address of Property

LaSalle National Trust, N.A.

Trustee To

LaSalle National Trust, N.A.
135 South LaSalle Street
Chicago, Illinois 60603-4192

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EXHIBIT "A"

To have and to hold the said premises with the appurtenances, upon the trusts and for uses and purposes herein and in said trust agreement set forth.

Full power and authority is hereby granted to said trustee to improve, 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 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 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 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.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles 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 cases made and provided.

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LaSalle

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LaSalle National Trust, N.A.

135 South LaSalle Street
Chicago, Illinois 60603
(312) 904-2300

December 26, 1996

LaSalle National Trust, N.A., as trustee under
Trust No. 120660
135 South LaSalle Street
Chicago, Illinois 60603

RE: Trust No. 120377
Property: 1935 North Damen
Chicago, Illinois

Without further notice or accounting to the undersigned, you are hereby authorized and directed to pay to the order of

-----LaSalle National Trust, N.A., the sum of \$175.00 (representing trustee's fees); Arens Industries, Inc., in the amount of \$266,000.00; and the balance of proceeds to Bucktown Development Corporation-----

the entire proceeds arising from currently pending sale or mortgage of property at the above location, legally described as follows:

Lot 27 in Block 39 in Sheffield's Addition to Chicago in the West 1/2 of the Southeast 1/4 of Section 31, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois

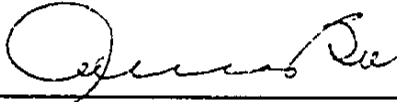
This authorization is given pursuant to direction of the beneficiary or beneficiaries of said trust empowered to direct the trustee.

Very truly yours,

LaSalle National Trust, N.A., as Trustee

under Trust No. 120377,
and not personally.

By: _____


Corinne Bek
Vice President

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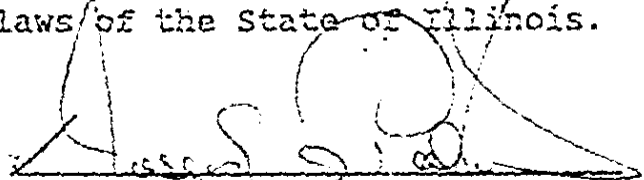
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EXEMPT AND ABI TRANSFER DECLARATION STATEMENT REQUIRED UNDER PUBLIC ACT 87-543 COOK COUNTY ONLY

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.

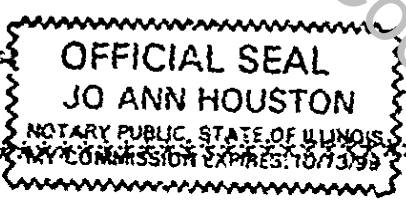
Dated 12-30, 1996

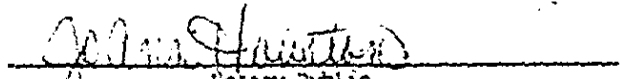

GRANTOR OR AGENT

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

Subscribed and sworn to before me this 30th day of December, 1996.

My commission expires:

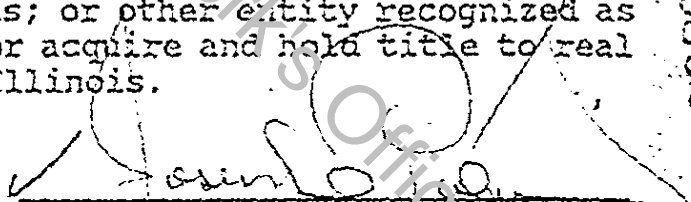



Notary Public

*****NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 10/13/99*****

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 12-30, 1996


GRANTEE OR AGENT

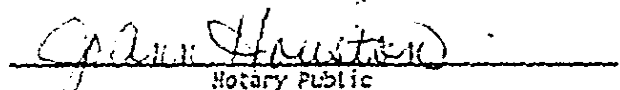
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STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

Subscribed and sworn to before me this 30th day of December, 1996.

My commission expires:




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 Class A misdemeanor for subsequent offenses.

(Attach to Deed or ABI to be recorded in Cook County, if exempt under provisions of Section 4 of Illinois Real Estate Transaction Tax Act)

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