WARRANTY

DEED IN TRUST

99727389

6727/0002 03 001 Page 1 of 4
1999-07-30 10:15:24
Cook County Recorder 27.00

99727389

The above space is for the recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor Anthony D. Louras, Sandra Louras husband and Wife, And Demetrios and Venetia Petrovas, Husband and Wife of the County of Cook and State of Illinois for and in consideration of Ten & 00/100 Dollars, and other good and valuable considerations in hand paid, Convey and warrant unto LAKE FOREST BANK AND TRUST COMPANY an Illinois Corporation, its successor or successors, as Trustee under a trust agreement dated the 21st day of September, 1999, known as Trust Number LFT 0285, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

See attached Legal Description

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

7/22/99
Date

Buyer, Seller or Representative

Commonly known as 352 Inland Drive, Wheeling, IL

(NOTE: If additional space is required for legal, attach on a separate 8½" x 11" sheet.)

together with all the appurtenances and privileges thereunto belonging or appertaining.

(Permanent Index No.: 03 - 12 - 300 - 138 - 0000)

UNDERSIGNED AGREE THAT THE ADDITIONAL TERMS AND PROVISIONS ON THE REVERSE SIDE HEREOF SHALL CONSTITUTE A PART OF THIS WARRANTY DEED IN TRUST AND ARE INCORPORATED HEREIN.

And the said grantor s hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sales on execution or otherwise.

In Witness Whereof, the grantors aforesaid have hereunto set their hand and seal this day of 19

Anthony D. Louras (SEAL)
Anthony D. Louras

Sandra Louras (SEAL)
Sandra Louras

Demetrios Petrovas (SEAL)
Demetrios Petrovas

Venetia Petrovas (SEAL)
Venetia Petrovas

MAIL DEED TO: Lake Forest Bank & Trust Company
727 North Bank Lane
Lake Forest, IL 60045

ADDRESS OF PROPERTY: 352 Inland Drive, Wheeling, IL

The above address is for information only and is not part of this deed.

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TO HAVE AND TO HOLD the real estate with its appurtenances upon the trusts and for the uses and purposes herein and in the trust agreement set forth. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given 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 subdivide and resubdivide the real estate or any part thereof; to dedicate parks, streams, highways or alleys and to vacate any subdivision or part thereof; to execute contracts to sell or exchange, or execute grants of options to purchase, to execute contracts to sell on any terms, to convey either with or without consideration; to convey real estate 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 the trustee; to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof; to execute leases of the real estate, or any part thereof, from time to time, in possession or reversion by leases to commence in praesenti or futuro, and upon any terms and for any period or periods of time, and to execute renewals or extensions of leases upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time or times hereafter; to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to execute contracts respecting the manner of fixing the amount of present or future rentals, to execute grants of easements or charges or any kind; to release, convey or assign any right, title or interest in or about easement appurtenant to the real estate or any part thereof , and to deal with the title to said real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to the real estate, or to whom the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the real estate, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or to be obliged or privileged to inquire into any or the terms of the trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by the trustee in relation to the 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 herein and by the 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 herein and in the trust agreement or in any amendments thereof and bindings upon all beneficiaries, (c) that the trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instruments 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 beneficiary under the trust agreement and of all persons claiming under them or any of them shall be only in possession, earnings, and the avails and proceeds arising from the sale, mortgage or other disposition of the real estate, and such interest is hereby declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the possession, 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 case made and provided.

STATE OF ILLINOIS)
) SS
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Anthony O Lomas, Sandra Lomas, Demetrios Petrovas and Vemtsu Petrovas

personally known to me to be the same person s, whose name s 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 13 day of July, 19 99

"OFFICIAL SEAL"
John M. Kennelly
Notary Public, State of Illinois
My Commission Exp. 10/10/2001

Notary Public

My Commission Expires: 10-10-01

This instrument was prepared by:
(Name) KENNELLY & ASSOCIATES
ATTORNEYS AT LAW
(Address) 1010 LAKE STREET, SUITE
OAK PARK, IL 60301
(708) 848-1111

Mail subsequent tax bills to:
(Name) Lake Forest Bank & Trust
(Address) 727 N Bank Lane
Lake Forest, IL 60045

PARCEL 1: THAT PART OF LOT 1 IN HENRY GRANDT AND OTHERS SUBDIVISION OF PART OF SECTIONS 12, AND 13, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 29, 1923 AS DOCUMENT NO. 7790590, DESCRIBED AS FOLLOW: BEGINNING AT A POINT 204.28 FEET EAST AND 133.79 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 1, AS MEASURED ALONG THE SOUTH LINE THEREOF AND ALONG A LINE AT RIGHT ANGLES THERETO (THE SOUTH LINE OF SAID LOT 1 HAVING AN ASSUMED BEARING OF DUE EAST-WEST FOR THIS LEGAL DESCRIPTION): THENCE SOUTH 08 DEGREES, 56 MINUTES 00 SECONDS EAST, 27.75 FEET; THENCE SOUTH 81 DEGREES, 04 MINUTES, 00 SECONDS WEST, 53.46; THENCE NORTH 08 DEGREES, 56 MINUTES, 00 SECONDS WEST. 62.75 FEET; THENCE NORTH 81 DEGREES, 04 MINUES 00 SECONDS EAST 10.58 FEET; THENCE SOUTH 08 DEGREES, 56 MINUTES, 00 SECONDS EAST 6.00 FEET; THENCE NORTH 81 DEGREES, 04 MINUTES, 00 SECONDS EAST, 22.21 FEET; THENCE SOUTH 53 DEGREES, 56 MINUTES 00 SECONDS EAST, 14.62 FEET; THENCE SOUTH 08 DEGREES, 56 MINUTES, 00 SECONDS EAST 8.66 FEET; THENCE NORTH 81 DEGREES, 04 MINUTES, 00 SECONDS EAST 4.56 FEET; THENCE SOUTH 38 DEGREES, 56 MINUTES, 00 SECONDS EAST, 11.55 FEET TO THE PLAT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NOS. 24666972, 88253526 AND 88253528, AS AMENDED FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

99727389

Attorneys' Title Guaranty Fund, Inc.

STATEMENT BY GRANTOR AND GRANTEE

The grantor or the grantor's agent affirms that, to the best of his or her 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 and hold title to real estate under the laws of the State of Illinois.

Dated July 21, 19 99 Signature: _____
Grantor or Agent

Subscribed and sworn to before me this 21ST day of July, 19 99.

Marseille Grisby
Notary Public

OFFICIAL SEAL
MARSEILLE GRISBY
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES:03/17/01

The grantee or the grantee's 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 July 21, 19 99 Signature: _____
Grantee or Agent

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 Act.)

Subscribed and sworn to before me this 21ST day of July, 19 99.

Marseille Grisby
Notary Public

OFFICIAL SEAL
MARSEILLE GRISBY
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES:03/17/01

FUND FORM 410
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