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Lakeside Bank

Warranty Deed in Trust

This Indenture, Witnesseth, That the Grantor,

SEONG GU CHO AND HO SOOK CHO MARRIED TO EACH OTHER 99002157

8780/0033 02 001 Page 1 of 3 1999-01-04 11:54:42

Cook County Recorder

25.50



of the County of LAYE	(The Above Space For Recorder's Use Only)				
and State of ILLINOIS for and in					
consideration of Ten and no/100ths (\$10.00) Dollar	rs, and other				
good and valuable consideration in hand paid, Convey/s and Warrant/s unto					
LAKESIDE BANK, 55 W. Wacker Prive, Chicago, Illinois, a banking					
corporation organized and existing under the laws of the State of Illinois,					
as Trustee under the provision of a trust agreement dated the					
1 day of DECEMBER 19_	48 Iznouin				
as Trust Number 10-2006 the following	iz described real 4245064 - 5CW				
1 CO . CTILL 1. A					
PARCEL 1: LOTS 13, 14 AND 15 IN BLOCK 2 IN EDWARDS AND DANNA'S ADDITION					
TO IRVING PARK, A SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 14, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL					
OF SECTION 14, TOWNSHIP 40 N	ORTH, RANGE 13, EAST OF THE THIRD PRINCIPLE				
MERIDIAN, IN COOK COUNTY, II	LINOI KEMPT UNDER PROVISIONS OF PARAGRAPH E. SECTION 4.				
Ri	EAL ESTATE TRANSFER ACT.				
	Loch ille				
D	ATE: 12-16-98				
	BUYER, SELLER OR REPRESENTATIVE				
Permanent Index 13-14-326-020, 021 AM	W 022.				
No:					
	C _A				
Common 3960 WEST IRVING PARK ROAD., CHICAGO, IL 60618					
Address. 3300 MBS IRVING III					

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.

Full power and authority is hereby granted to and vested in said trustee to improve, manage, prouct 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 praesention 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 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. Any such power and authority granted to the Trustee shall not be exhausted by the user

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thereof, but may be exercised by it from time to time and as often as occasion may arise with respect to all or any part of the trust property.

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 and said trust agreement 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 by a successor or successor 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, 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 acroing 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 1 ov 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, and said Trustee shall not be required to produce the trust agreement or a copy thereof or ary extracts therefrom, as evidence that any transfer, charge or other dealing involving the registered lands is in accordance with the rue intent and meaning of the trust.

And the said grantor/s hereby expressly waive/s and release/s ail rights under and by virtue of the homestead exemption laws of the State of Illinois.

DECEMBER	the grantor/s aforesate , 19 98	a has/ve hereu	nto set/s hand/s and se	al/s this <u>16TH</u>	day of
1	-(h)	(CEAL)	9		
		(SEAL)	——————————————————————————————————————		(SEAL)
		(SEAL))	(SEAL)
COUNTY OF COOK)			4	
STATE OF ILLINOIS) SS)			'SO.	
I, the undersigned, a Nota	ry Public in and for said	County, in the	State aforesaid do hereb	v certify that SEONG G	U CHO
AND HO SOOK CHO.	HIS WIFE ARE			'()	
personally known to me to	o be the same person/s	whose name/s is	are subscribed to the fo	pregoing instrument, apr	peared before me
uns day in person and ac	knowledged that he/she	they signed, so	aled and delivered the	said instrument as his/b	per/their free and
voluntary act, for the us	ses and purposes there	ein set forth, i	ncluding the release a	nd waiver of the right	t of homestead.
GIVEN worder my hang	d and notarial seal this	16TH	_ day of DECEMBER		. 19 98 .
* "OFFICIA	L SEAL"	10 0	R	, , , , , , , , , , , , , , , , , , , ,	
I "DOMATO	BENJAMIN 🍑 —	Harry	7-264	···	
	State of Illinois xpires 6/23/02.	•	Notary Public		
**************************************	-xpires 6/23/02		•		
	*********				•

THIS DOCUMENT PREPARED BY: SEONG GU CHO

Mail Tax Bills To:

MAIL TO: LAKESIDE BANK TRUST DEPARTMENT 55 W. WACKER DRIVE CHICAGO, ILLINOIS 60601

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 DECEMBER 15 19 98

ignature. Crantor or Agent

Subscribed and sworn to before me by the said SEONG GU CHO

this 16TH day of <u>DECEMBER</u>, 19 98

Notary Public

"OFFICIAL SEAL"
DONALD BENJAMIN
Notary Public, State of Illinois
My Commission Expires 6/23/02

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 a 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 DECEMBER 15, 19 98

Signature

Grantee or Agent

Subscribed and sworn to before me by the said **DONALD BENJAMIN** this **16TH** day of **DECEMBER**, 1998.

Notary Public

OFFICIAL SEAL

MARGARET YS WONG

NOTARY PUBLIC, STATE OF ILLINOIS

MY COMMISSION EXPIRES 9-2-2002

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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)