Chicago Title Land Trust Company

CORPORATE RESOLUTIONS

I DO HEREBY CERTIFY that I am the duly elected and qualified Secretary of G. P Opportunity Corp. , a corporation organized and existing under the laws of Illinois , and that the following is a true and correct copy of certain resolutions duly adopted at a meeting of the Board of Directors thereof held on October 23, 2018 , and that such resolutions are now in full force and effect:

BE IT RESOLVED that the officers of this corporation are authorized to execute a Trust Agreement on behalf of the corporation dated August 14, 2018 , and known as Trust No. 8002378806 with Chicago Title Land Trust Company.

OR

BE IT RESOLVED that this corporation accept an assignment of the beneficial interest in and to that certain Trust known as Trust No. _____ under Trust Agreement dated _____ with Chicago Title Land Trust Company.

AND BE IT FURTHER RESOLVED, that any _____ of the following described officers of this corporation are hereby given the authority to direct the Trustee:

(1) To convey title to said real estate
(2) To execute and deliver deeds, mortgages, notes and any and all other documents pertaining to the property
(3) In all matters regarding the Trust

AND BE IT FURTHER RESOLVED, that any _____ of the following officers are authorized to execute assignments, assigning all or part of the beneficial interest of the aforesaid trust.

AND BE IT FURTHER RESOLVED, that the authority of the following officers be continuing and, unless notified in writing to the contrary, the trustee, any purchaser of the real estate or of the beneficial interest, or any person loaning money or otherwise dealing with the following officers shall be fully protected in relying the direction of these officers and no one shall be required to see to the application of monies or assets paid or delivered to these officers or pursuant to their direction or to inquire into the propriety of the exercise of their authority:

PRINTED NAME	TITLE	SIGNATURE
BRYON FINKE	President	12-20-19
BRYON FINKE	Secretary	12-20-19

AND BE IT FURTHER RESOLVED, that the Secretary of the corporation is authorized to certify under the corporate seal of the corporation, to said Chicago Title Land Trust Company, a copy of these resolutions and the names of the persons authorized to act on behalf of the corporation in the premises, and said Chicago Title Land Trust Company is hereby authorized to rely upon such certificates of the Secretary of the corporation until it is formally advised of any changes herein by a subsequent certificate and under the corporate seal.

IN WITNESS WHEREOF, I have hereunto affixed my name as Secretary, and have caused the corporate seal of said corporation to be hereto affixed, this _____ day of _____, _____.

_____
Secretary

State of Illinois)
SS
County of Cook)

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that

MATTHEW P TAGLIA
OFFICIAL SEAL
Notary Public, State of Illinois
My Commission Expires
December 03, 2022

is/are personally known to me to be the same person(s) whose name is subscribed to this instrument appeared before me this day in person and acknowledged that he/she/they signed and delivered the said instrument as his/her/their own free and voluntary act.

Given under my hand and Notarial Seal this 20th day of December, 2019.

Notary Public

Rev. 12/2016

Trust Agreement, dated August 14, 2018 and known as Trust Number 8002378806

IT IS AGREED:

CHICAGO TITLE LAND TRUST COMPANY, a corporation of Illinois, as trustee hereunder, is about to take legal and equitable title to the following described real estate in Cook County, Illinois:

SEE ATTACHED EXHIBIT A.

Permanent Tax Number SEE ATTACHED EXHIBIT B Improved with a building

Otherwise known as 4714-18 W. Lake St., Chicago, IL 60644

When the trustee has taken title to the real estate or has accepted in writing title to any other property conveyed to it as trustee hereunder, the trustee will hold it for the uses and purposes and on the trusts herein stated. Any other property conveyed to the trustee without written acceptance by the trustee shall not be subject to this agreement.

The following named persons and their successors in interest shall be entitled to the earnings, avails and proceeds of said real estate according to the respective interests herein set forth, to wit:

G.P. OPPORTUNITY CORP.

The power of direction referred to on the reverse side hereof shall be in:

BRYON FINKE, President of G.P. Opportunity Corp.

The trustee shall receive for its services in accepting this trust and taking title hereunder the sum of $ 400.00 . In addition, the trustee shall receive an annual fee to be determined by the trustee's fee schedule as adjusted from time to time. Furthermore the trustee shall be entitled to a fee determined by its current fee schedule as adjusted from time to time, for executing deeds, mortgages or other instruments. It shall receive reasonable compensation for any special services which may be rendered by it and for taking and holding any other property which may hereafter be conveyed to it hereunder, which fees, charges and other compensation the beneficiaries jointly and severally agree to pay. If the value of the property is increased for any reason after the trustee has accepted title thereto, the trustee shall be entitled to a reasonable additional annual fee, in accordance with its scheduled fees for holding title to the property.

The names of any beneficiary will not be disclosed to the public, unless otherwise directed in writing.

Bills, legal notices and written inquiries should be forwarded to:

BRYON KINKE, 1667 N. BISSEL STREET, APT. 3, CHICAGO, IL 60614

THIS AGREEMENT IS SUBJECT TO ADDITIONAL PROVISIONS SET FORTH ON THE REVERSE SIDE HEREOF AND WHICH ARE HEREBY INCORPORATED HEREIN AND MADE A PART HEREOF BY REFERENCE.

IN TESTIMONY WHEREOF, Chicago Title Land Trust Company has caused these presents to be signed by its Assistant Vice President as and for the act and deed of said corporation the day and date written above.

CHICAGO TITLE LAND TRUST COMPANY

By Nancy A Carlin
Assistant Vice President

CHICAGO TITLE LAND TRUST COMPANY CORPORATE SEAL CHICAGO, ILLINOIS

And on said day the said beneficiaries have signed this Trust Agreement in order to signify their assent to the terms hereof.

Signature	BRYON FINKE, President of G.P. Opportunity Corp. Printed Name	
1667 N. BISSEL ST., APT. 3 Address	CHICAGO, IL 60614 City, State, Zip	Phone
Signature 12-20-19	Bryon Finke Printed Name	
Address	City, State, Zip	Phone
Signature	Printed Name	
Address	City, State, Zip	Phone

Signature and address of the person having a power of direction if other than a beneficiary.

Signature	Printed Name	
Address	City, State, Zip	Phone

The interest of every beneficiary and of any person who may become entitled to any interest under this trust shall consist only of (1) the power to direct the trustee to deal with title to the property; (2) the power to manage, possess, use and control the property; and (3) the right to receive the earnings, avails and proceeds from leases and other uses and from mortgages, sales and other dispositions of the property. Such rights and powers shall be personal property and may be assigned as such. On the death of any beneficiary his interest, except as otherwise specifically provided, shall pass to his executor or administrator and not to his heirs at law. No beneficiary at any time shall have any right, title or interest in or to any portion of the legal or equitable title to the property. The death of any beneficiary shall not terminate the trust or affect the rights or powers of the trustee or of the beneficiaries except as provided by law.

By amendment in writing delivered to and accepted by the trustee, any beneficiary having a vested interest hereunder shall at any time or times have the right to revoke, alter or amend the provisions of this trust agreement relative to the person or persons who may be entitled from time to time to the ownership and enjoyment of said beneficiary's interest hereunder.

No assignment of any beneficial interest shall be binding on the trustee until the original or executed duplicate of the assignment is delivered to the trustee and accepted by it in writing. Every assignment of any beneficial interest, the original or duplicate of which shall not have been so delivered to and accepted by the trustee, shall be ineffective as to all subsequent assignees or purchasers without notice.

The trustee shall have no obligation to file any income, profit or other tax reports or returns or pay such or any other taxes. The beneficiaries will make all such returns and reports, and pay general real estate and all other taxes or charges payable with respect to the property and to the earnings, avails and proceeds of the property or based on their interests under this agreement.

If the trustee shall make any advances or incur any expenses on account of this trust or the property or shall incur any expenses by reason of being made a party to any litigation in connection with this trust or the property or if the trustee shall be compelled to pay money on account of this trust or the property, whether for breach of contract, injury to person or property, fines or penalties under any law, or otherwise, the beneficiaries jointly and severally on demand shall pay to the trustee, with interest at the highest rate per annum permitted by law the amount of all such expenses, advances or payments made by the trustee, plus all its expenses, including attorneys' fees. The trustee shall not be obliged to convey, transfer or otherwise deal with the property or any part of it until all of the payments, advances and expenses made or incurred by it shall have been paid, with interest.

The trustee shall not be obligated to pay any money for this trust or the property or to prosecute or defend any legal proceeding involving this trust or the property unless it shall elect to do so and be furnished with sufficient funds or be indemnified to its satisfaction. If the trustee is served with process or notice of legal proceedings or of any other matter concerning the trust or the property, the sole duty of the trustee shall be to forward the process or notice to the person named herein as the person to whom inquiries or notices shall be sent, or, in the absence of such designation, to the beneficiaries. The latest address appearing in the records of the trustee shall be used for all mailings.

It shall not be the duty of the purchaser of the property or of any part of it to see to the application of the purchase money, nor shall anyone who may deal with the trustee be required or privileged to inquire into the necessity or expediency of any act of the trustee, or into the provisions of this agreement.

This agreement shall not be recorded in the county in which the property is situated, or elsewhere, but any recording shall not be notice of the rights of any person derogatory to the title or powers of the trustee. In this agreement the plural includes the singular, and vice versa, and the masculine gender includes the feminine.

The trustee may at any time resign by sending by registered or certified mail a notice of such intention to each of the then beneficiaries at his latest address appearing in the records of the trustee. Such resignation shall become effective twenty days after such mailing. On such resignation a successor may be appointed in writing by the persons then entitled to direct the trustee in the disposition of the property, and the trustee shall thereupon convey or transfer the property to such successor. If no successor is named as above provided within twenty days after the mailing of such notices by the trustee, the trustee may convey or transfer the trust property to the beneficiaries in accordance with their interests hereunder, and the conveyance may be recorded or registered, as the case may be, by the trustee and such recording or registration shall constitute delivery of the conveyance or transfer to the beneficiaries. The trustee, at its option, may file a complaint for appropriate relief in any court of competent jurisdiction.

Every successor trustee shall become fully vested with all the title, estate, rights, powers, trusts, and shall be subject to the duties and obligations, of its predecessor.

It is agreed by the parties and by any person who may hereafter acquire any interest in this trust that the trustee will deal with the trust property including cash or other assets of any kind which may have become subject to the trust only when authorized to do so in writing.

On the written direction of the party or parties designated on the reverse side hereof as having the power of direction the trustee will make deeds for, or deeds conveying directly to a trust Grantee, or mortgages or trust deeds (which may include a waiver of the right of redemption from sale under an order or decree of foreclosure) or execute leases or otherwise deal with the title to the trust property including cash or other assets subject to the trust. The beneficiaries by written instrument delivered to the trustee may revoke the foregoing power of direction and designate the person thereafter to exercise the power. Such instrument shall be signed by all the then beneficiaries. The trustee shall not be required to inquire into the propriety of any direction.

The trustee shall not be required to assume any personal obligation or liability in dealing with the property or to make itself liable for any damages, costs, expenses, fines or penalties, or to deal with title to the property so long as any money is due to it hereunder.

The beneficiaries shall have the sole possession, management and control of the selling, renting, repairing, maintaining and handling of the property and the trustee shall have no right or duty in respect to any such matters. The beneficiaries shall have the right to execute leases and collect rents in their own name or through their agents. The trustee shall have no right or duty in respect to the payment of taxes or assessments or insurance, litigation or other matters relating to the property, except on written direction accepted by it as above provided and after the payment to it of all money necessary in its opinion to carry out the directions without liability to it. The beneficiaries are not the agents of the trustee for any purpose and do not have any authority to contract or to execute leases or do any other act for or in the name of the trustee or to obligate the trustee personally or as trustee.

The trustee shall not be required to execute any instrument containing covenants of warranty.

If any property remains in this trust twenty years from the date of this agreement or any extension thereof, it shall be sold at public sale by the trustee on reasonable notice as determined by it and the net proceeds of the sale shall be divided among those who are then entitled to under this agreement in the proportions in which they are then entitled.

EXHIBIT "A"
Legal Description

PARCEL 1:

LOTS 43 TO 48, BOTH INCLUSIVE, IN BLOCK 8 IN THE RESUBDIVISION OF BLOCKS 7 TO 10, BOTH INCLUSIVE IN WEST CHICAGO LAND COMPANY'S SUBDIVISION OF THE SOUTH HALF OF SECTION 10, TOWNSHIP 39, NORTH RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOTS 39 TO 42, BOTH INCLUSIVE, IN BLOCK 8 IN THE RESUBDIVISION OF BLOCKS 7 TO 10, BOTH INCLUSIVE, IN WEST CHICAGO LAND COMPANY'S SUBDIVISION OF THE SOUTH HALF OF SECTION 10, TOWNSHIP 39, NORTH RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 3:

LOT 34 (EXCEPT THE WEST 20.00 FEET THEREOF) AND ALL OF LOTS 35, 36, 37 AND 38 IN BLOCK 8 IN THE RESUBDIVISION OF BLOCKS 7 TO 10, BOTH INCLUSIVE, IN WEST CHICAGO LAND COMPANY'S SUBDIVISION OF THE SOUTH HALF OF SECTION 10, TOWNSHIP 39, NORTH RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 4:

LOT 33 (EXCEPT THE WEST 10.00 FEET THEREOF) AND THE WEST 20.00 FEET OF LOT 34 IN BLOCK 8 IN THE RESUBDIVISION OF BLOCKS 7 TO 10, BOTH INCLUSIVE, IN WEST CHICAGO LAND COMPANY'S SUBDIVISION OF THE SOUTH HALF OF SECTION 10, TOWNSHIP 39, NORTH RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 5:

LOT 32 AND THE WEST 10.00 FEET OF LOT 33 IN BLOCK 8 IN THE RESUBDIVISION OF BLOCKS 7 TO 10, BOTH INCLUSIVE, IN WEST CHICAGO LAND COMPANY'S SUBDIVISION OF THE SOUTH HALF OF SECTION 10, TOWNSHIP 39, NORTH RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 6:

LOT 31 IN BLOCK 8 IN THE RESUBDIVISION OF BLOCKS 7 TO 10, BOTH INCLUSIVE, IN WEST CHICAGO LAND COMPANY'S SUBDIVISION OF THE SOUTH HALF OF SECTION 10, TOWNSHIP 39, NORTH RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 7:

LOT 29 IN BLOCK 8 IN THE RESUBDIVISION OF BLOCKS 7 TO 10, BOTH INCLUSIVE, IN WEST CHICAGO LAND COMPANY'S SUBDIVISION OF THE SOUTH HALF OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 8:

LOTS 20, 21, 22, 23 AND 24 IN RESUBDIVISION OF BLOCK 8 IN WEST CHICAGO LAND COMPANY'S SUBDIVISION OF THE SOUTH 1/2 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, COOK COUNTY, ILLINOIS.

PARCEL 9:

LOTS 1 AND 2, IN THE RESUBDIVISION OF BLOCK 8 IN WEST CHICAGO LAND COMPANY'S SUBDIVISION OF THE SOUTH 1/2 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

EXHIBIT "B"

Permanent Tax Numbers: 16-10-300-001-0000; 16-10-300-013-0000; 16-10-301-004-0000;
16-10-301-006-0000; 16-10-301-007-0000; 16-10-301-008-0000;
16-10-301-009-0000; 16-10-301-010-0000; 16-10-301-011-0000

AFFIDAVIT OF LATE DELIVERY

Bryon Finke, being first duly sworn, on oath states that he/she resides at 1667 N. Bissell Street, #3, Chicago, IL 60614, and that he is the President of G.P Opportunity, Corp., the beneficiary of a certain Trust Agreement dated August 14, 2019 and having Chicago Title Land Trust Company Trust Number 8002378806 dated August 14, 2018; and

That the undersigned acknowledges that the aforesaid Trust Agreement should have been promptly lodged with the Trustee upon delivery to the Beneficiary by the Grantor; and

That all parties to said transfer are still living and still desire the Trust Agreement to be lodged.

That the undersigned makes this Affidavit to induce Chicago Title Land Trust Company, as Trustee, to acknowledge said Trust Agreement regardless of its stale date.

Now, therefore, the undersigned affiant, and his/her heirs and and/or successors, hereby indemnify and save harmless, Chicago Title Land Trust Company, against all loss, damage or expense, arising by reason of delay in lodging the aforesaid Trust Agreement and Trustee's acknowledgement thereof, and all costs, charges, damages and expenses, and all claims and demands of every kind and nature, including any legal action, whether groundless or otherwise, arising therefrom.

12-20-19

Bryon Finke

President of GP Opportunity Corp.

MATTHEW P TAGLIA
OFFICIAL SEAL
Notary Public, State of Illinois
My Commission Expires
December 03, 2022

Subscribed and sworn to before me
This 20 day of December, 2019

Notary Public

Chicago Title Land Trust Company

10 S. LaSalle Street. Chicago, IL 60603. (312) 223-4110. Fax (312) 223-4139

December 24, 2019

David Zulkey
Richard E. Zulkey & Associates, Chartered
77 West Washington Street – Suite 1300
Chicago, IL 60602

Re: Trust No. 8002378806
Customer No. 008002378806

Dear Mr. Zulkey:

Enclosed please find a certified copy of the acknowledged trust agreement for your records.

Thank you for choosing Chicago Title Land Trust Company. If I can be of any further assistance, please do not hesitate to contact me. I can be reached at (312) 223-4109.

CHICAGO TITLE LAND TRUST COMPANY

Nancy A. Carlin
Assistant Vice President

Enclosure