

23 461 837

This Indenture Witnesseth, That the Grantor, s James

K. DuVal and Paula S. DuVal, his wife

of the County of Cook and State of Illinois, for and in consideration of the sum of TEN AND NO/100----- Dollars (\$10.00),

in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey and Warranty unto PALATINE NATIONAL BANK, a corporation duly organized and existing as a national banking association under the laws of the United States of America, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 20th January 1975, and known as Trust Number 1232

the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 35 in Strathmore Schaumburg, Unit 5, being a Subdivision of part of the North West quarter of Section 20, Township 41 North, Range 10 East of the Third Principal Meridian, according to the Plat thereof recorded April 25, 1969 as Document 20822191 in Cook County, Illinois.

Grantee's Address: 50 N. Brockway, Palatine, Illinois 60067

TO HAVE AND TO HOLD the said real estate 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 said Trustee to lease, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any portion of said real estate, and to redivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell on a time basis, to convey either with or without consideration, to convey said 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 said Trustee, to donate, to dedicate, to mortgage, to lease, to release or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by lease to commence in the present or in future, and to renew or to amend any lease, or any part thereof, 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 to assign any right, title or interest in or about or easement appurtenant to said real estate or any part thereof, and to deal with said real estate and every part thereof in all other ways and for such other considerations as it may 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, or any successor in trust, in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, 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 or other instrument executed by said Trustee, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar of Titles of said county) 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 all amendments thereto, if any, and binding upon all beneficiaries thereunder, (c) that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and that 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 under said Trust Agreement 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 any other disposition of said real estate, and no 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, the interest hereof being to vest in said PALATINE NATIONAL BANK the entire legal and equitable title in fee simple, to and to all of the real estate above described.

If the title to any of the above real estate 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," "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such case made and provided.

And the said grantor hereby expressly waived and released, and released, 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 sale on execution or otherwise.

In Witness Whereof, the grantor hereunto set their hands and seals this 23rd day of APRIL 1976

James K. DuVal [SEAL] Paula S. DuVal [SEAL]

THIS DEED WAS PREPARED BY: T. J. McGrath ADDRESS: 50 N. Brockway Palatine, Illinois 60067

UNDER PROVISIONS OF PARAGRAPH SECTION 4, REAL ESTATE TRANSFER TAX ACT. Buyer, Seller, Representative. 23 461 837

UNOFFICIAL COPY

RECORDER OF DEEDS
COOK COUNTY ILLINOIS

1976 APR 26 AM 9 37

APR-26-76 177994 • 23461837 • A — Rec

10.00

STATE OF Illinois
COUNTY OF Cook

ss. I, _____ the undersigned

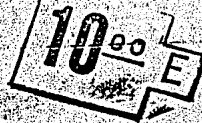
a Notary Public in and for said County, in the State aforesaid, do hereby certify that
James K. DuVal and Paula S. DuVal, his wife

_____ 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 23rd day of
April A. D. 19 76

Harold A. Hoffmann
Notary Public

My commission expires November 4, 1979



100 101 02

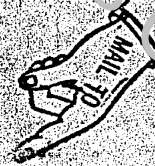
23461837

TRUST NO. _____

Deed in Trust

WARRANTY DEED

TO
PALATINE NATIONAL BANK
PALATINE, ILLINOIS
TRUSTEE



THE FIDELITY UNION TRUST CO. OF N.Y.

END OF RECORDED DOCUMENT