

23 088 622

This Indenture Witnesseth, That the Grantors

ARDMORE M. ESRIG & SHERIE ESRIG, HIS WIFE

of the County of ... and State of California ... for and in consideration of the sum of Ten Dollars (\$ 10.00)

in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey 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 day of March 1972, and known as Trust Number 546

the following described real estate in the County of Cook and State of Illinois, to-wit: Parcel 1: Unit 6 in building 45 as delineated on a survey of the following described parcel of real estate (the 'Real Estate') a part of Lot 4 in Hanover Highlands unit number 10, being a subdivision in Section 30, Township 41 North, Range 10 East of the Third Principal Meridian, according to the Plat thereof recorded in Cook County, Illinois, as Document 20672558 which survey is attached as exhibit 'D' to a Declaration of Condominium for the Larkspur 2 Condominium made by 3H Building Corporation and recorded in Cook County, Illinois, as Document Number 22217183 (The Declaration), together with an undivided .02429 percent interest in the real estate (excepting from the real estate all the property and space comprising all the units thereof, as defined and set forth in the Declaration and Survey) in Cook County, Illinois Parcel 2: Easements for the Ingress and Egress appurtenant to and for the benefit of Parcel 1 as created by the Grant of Easement recorded as Document 22217184, in Cook County, Illinois.

SUBJECT TO mortgage, easements, conditions, and restrictions of record.

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trust, 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 improve, manage, protect and divide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision of part thereof, and to redivide said real estate 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 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 mortgage, to pledge 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 present or in future, 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 lease, 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 real estate, 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 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 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, 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 to provide 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, 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, in all amendments thereof, 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 (d) if the conveyance 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 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, the intention hereof being to vest in said PALATINE NATIONAL BANK the entire legal and equitable title in fee simple, in 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," or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such case made and provided.

And the said grantors 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 sale on execution or otherwise.

In Witness Whereof, the grantors aforesaid have hereunto set their hand and seal this 30th day of April 1975

Signatures of Ardmore M. Esrig and Sherie Esrig with [SEAL] marks.

THIS DEED WAS PREPARED BY Melvin Feldman ADDRESS 128 N. Washington Blvd. Hoffman Estates, Illinois

STATE OF ILLINOIS RECEIVED FOR TRANSFER TAX MAY 2 1975

Mail To Melvin J. Dobby 498 Devonshire Lane Hoffman Estates, Ill 60132

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Notary Public
STATE OF ILLINOIS

COOK COUNTY

STATE OF ILLINOIS
COUNTY OF Cook

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ss. I, the undersigned,

a Notary Public in and for said County, in the State aforesaid, do hereby certify that Ardmore M. Earle & Sherie Earle, his wife are

personally known to me to be the same persons whose names 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 30th day of
April A. D. 19 75

William J. Allen
Notary Public

My commission expires 10-25-77



TRUST NO.

Deed in Trust

WARRANTY DEED

TO
PALATINE NATIONAL BANK
PALATINE, ILLINOIS
TRUSTEE

23088622
TRUST NO. 101

END OF RECORDED DOCUMENT