

70-20-937 Z

UNOFFICIAL COPY

85 278 302

12.00

This Indenture Witnesseth, That the Grantor

THOMAS J. MROZ, a bachelor

of the County of COOK and the State of ILLINOIS for and in consideration of
TEN AND NO/100THS----- (\$10.00)----- Dollars,and other good and valuable consideration in hand paid, Convey QUIT CLAIM and WARRANT unto BANK OF
ELK GROVE, an Illinois State Bank, 100 East Higgins Road, Elk Grove Village, Illinois, its successor or successors as
Trustee under the provisions of a trust agreement dated the 2nd day of October 19 85 known as
Trust Number 2415, the following described real estate in the County of COOK
and State of Illinois, to-wit:Lots 9 and 10 in Block 17 in Merrill's Home Addition to Palatine,
in the East Half of Section 23, Township 42 North, Range 10 East
of the Third Principal Meridian, in Cook County, Illinois

SEE LEGAL ATTACHED HERETO AND MADE A PART HEREOF

EASEMENT GRANT

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An easement for ingress and egress over the westerly twenty five (25) feet of Lot 8 in Block 17 in Merrill's home addition to Palatine, in the east half of Section 23, Township 42 north, range 10 east of the third principal meridian, in Cook County, Illinois, being that strip of land adjacent to the easterly border of Lot 9 in Block 17 in Merrill's home addition to Palatine, in the east half of Section 23, township 42 north, range 10 east of the third principal meridian, in Cook County, Illinois. Said easement shall run with said Lot 8 for the benefit of said Lot 9. Said easement shall continue so long as the owner of said Lot 9 from time to time continues to pay to the owner of said Lot 8 from time to time fifty (50%) percent of the maintenance cost of said easement land. The obligation for payment of said maintenance cost is waived for the fifteen year period ending November 30, 2000, and said obligation commences on December 1, 2000.

or modify leases and the terms and provisions thereof at any time or time, 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.

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 the trust 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 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.

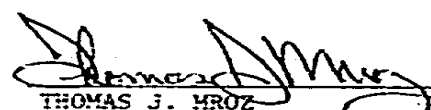
The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary 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 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 cases made and provided.

And the said grantor, 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 grantor, aforesaid ha, hereunto set his hand and seal on this10th day of October, 19 85

(SEAL) _____



(SEAL)

THOMAS J. MROZ

This instrument was prepared by: P. Dunleavy, 100 E. Higgins Rd., Elk Grove Village, IL 60007

70,26,937

(a)

85 278 302

UNOFFICIAL COPY

Deed in Trust

WARRANTY DEED

ADDRESS OF PROPERTY

Bank of Elk Grove

TRUSTEE

100 East Higgins Road

ELK GROVE VILLAGE, ILLINOIS 60007

BOX 333 - HWY

(10-04)

Property of Cook County Clerk's Office

COOK COUNTY, ILLINOIS
FILED FOR RECORD
1985 NOV 12 PM 1:58

852278302

STATE OF _____
COUNTY OF Cook
SS. _____
1. Patricia A. Dunleavy
Notary Public in and for said County, in the State aforesaid, do hereby certify that
THOMAS J. MROZ, a bachelor
personally known to me to be the same person _____ whose name _____
subscribed to the foregoing instrument, appeared before me this day in person and acknowledged
that he signed, sealed and delivered the said instrument as
his 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 _____ notarial _____ seal this
5th day of November _____ A.D. 19 85
Notary Public _____
Patricia A. Dunleavy

UNOFFICIAL COPY

This instrument was prepared by: P. Dunleavy, 100 E. Higgins Rd., Elk Grove Village, IL 60007

THOMAS J. KHROZ (SEAL)

10th day of October, 1985

In Witness Whereof, the grantor, aforesaid, has hereunto set his hand and seal on this

And the said grantor, hereby expressly waives, and releases, 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.

similar import, in accordance with the statute in such cases made and provided.

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

only an interest in the earnings, assets and proceeds thereof as aforesaid.

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, assets and proceeds arising from the sale of other disposition of said real estate, and such interest, 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

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, assets and proceeds arising from the sale of other disposition of said real estate, and such interest, 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

predetermined in trust.

properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their instrument, and (d) if the conveyance is made to a successor of successors in trust, that such successor or successors in trust have been

that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument, and that such conveyance or other instrument was executed in accordance with the trust, conditions and limitations contained in this instrument and in said trust agreement or in some amendment thereto and binding upon all beneficiaries hereunder, (c)

and effect, (b) that such conveyance or other instrument was executed in accordance with the trust, conditions and limitations contained in this instrument and in said trust agreement or in some amendment thereto and binding upon all beneficiaries hereunder, (c)

of said trust agreement, and every deed, trust deed, mortgage, lease or other instrument, or be obligated to see that the terms of this trust have been complied with, or be

obliged to inquire into the necessity or expediency of any act of said trustee, or be obligated to see that the terms of this trust have been complied with, or be

be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obligated to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obligated to see that the terms of this trust have been complied with, or be

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

from the ways above specified, at any time or times hereafter.

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

estates appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and

personal property, to grant easements or charges of any kind, to lease, convey or assign any right, title or interest in or about or

of fixing the amount of present or future rentals, to partition or otherwise divide said property, or any part thereof, for other real or

lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner

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

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

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

property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to

the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber, said

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

often as desired, to contract to sell, to grant options to purchase, to lease, to convey, to donate, to mortgage, pledge or otherwise encumber, said

thereof, to dedicate parks, streets, highways or alleys, and to vacate any subdivision or part thereof, and to resubdivide said property as

Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part

TO HAVE AND TO HOLD the said premises with the appurtenances, upon the trusts and for uses and purposes herein and in said

trust agreement set forth.

Permanent Real Estate Index No. 02-23-213-012-0000 M

Palatine, Illinois

444-448 E. Northwest Hwy

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UNOFFICIAL COPY

STATE OF Illinois
COUNTY OF Cook SS. Patricia A. Dunleavy

Notary Public in and for said County, in the State aforesaid, do hereby certify that
THOMAS J. MROZ, a bachelor

personally known to me to be the same person _____ whose name _____
subscribed to the foregoing instrument, appeared before me this day in person and acknowledged
that he signed, sealed and delivered the said instrument as
his 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 notarial seal this
5th day of November A.D. 19 85

Patricia A. Dunleavy

Notary Public.

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1985 NOV 12 PM 1:58

85278302

MAILED
NOV 10 1985

MAILED
NOV 10 1985

Deed in Trust

WARRANTY DEED

ADDRESS OF PROPERTY

Bank of Elk Grove

TRUSTEE

100 East Higgins Road
ELK GROVE VILLAGE, ILLINOIS 60007

BOX 333 - HV

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(2)

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