

UNOFFICIAL COPY

85546605

This Indenture Witnesseth, That the Grantor Bharat C. Patel, Navin M. Patel and Malti N. Patel, his wife and Bharat C. Patel

of the County of Lake and the State of Illinois for and in consideration of

Ten and No/100 (\$10.00) Dollars,

and other good and valuable consideration in hand paid, Convey s and Warrant s unto LA SALLE NATIONAL

BANK, a national banking association, of 135 South La Salle Street, Chicago, Illinois, its successor or successors as Trustee under the

provisions of a trust agreement dated the 1st day of November 1986 known as Trust Number

111660, the following described real estate in the County of Cook and State of

Illinois, to-wit:

See Rider Attached Hereto
and made a part hereof
as Exhibit "A"

Property of Cook County, Ill. 85546605

PROPERTY ADDRESS: 2262 W. Nichols Road
Arlington Heights, Illinois

Permanent Real Estate Index No. 02-01-200-049

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.

Full power and authority is hereby granted to said trustee to improve, manage, protect 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 praesenti or 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 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 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 this 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 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.

In Witness Whereof, the grantor aforesaid have hereunto set their hands and seals on this 12th day of November, 1986

JOHN E. STAFFORD, Notary Public
Bensalem Twp., Bucks Co.
My Commission Expires Aug. 17, 1987

Navin M. Patel

Bharat C. Patel

(SEAL) Bharat C. Patel

Malti N. Patel

(SEAL)

John E. Stafford

Sworn to and subscribed before me this 9 day of Nov 1986

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BOX 350

Deed in Trust

WARRANTY DEED

ADDRESS OF PROPERTY

TO

LaSalle National Bank
TRUSTEE

12⁰⁰

8027 AP

86-546695

Property of Cook County Clerk's Office

DEPT-01 RECORDING \$12.00
TRM 0284 11/18/86 10:22:00
#7229 # 37 * 03 05 09 6603
COOK COUNTY RECORDER

86546605

Notary Public in and for said County, in the State aforesaid, do hereby certify that
Chandu Patel, Bharat C. Patel, Navin M. Patel and
Malti N. Patel
personally known to me to be the same person whose name s are
subscribed to the foregoing instrument, appeared before me this day in person and acknowledged
that they have 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 notary
12th day of November 1986
Notary Public

" OFFICIAL SEAL "
MARK P. BISCHOFF
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 6/5/90

STATE OF ILLINOIS
COUNTY OF COOK

SS

Mark P. Bischoff

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EXHIBIT "A"

PARCEL 1:

That part of the North west 1/4 of the North east 1/4 of Section 1, Township 42 North, Range 10, East of the Third Principal Meridian, described as follows: Beginning at a point 1031.84 feet North and 103.88 feet West of the South east corner of said North west 1/4 of the North east 1/4 as measured along the east line thereof and along a line at right angles thereto, (said East line having an assumed bearing of due North for this legal description); thence South 45 degrees 00 minutes 00 seconds east, 15.71 feet; thence South 45 degrees 00 minutes 00 seconds west 71.75 feet; thence North 45 degrees 00 minutes 00 seconds West 29.71 feet; thence North 00 degrees 25 minutes 08 seconds west, 9.30 feet; thence North 45 degrees 00 minutes 00 seconds west, 7.81 feet; thence North 00 degrees 00 minutes 01 seconds east, 9.28 feet; to a point 1015.11 feet North and 170.11 feet west of the South east corner of said North west 1/4 of the North east 1/4 as measured along the east line thereof and along a line at right angles thereto; thence North 45 degrees 00 minutes 00 seconds east, 45.58 feet; thence South 89 degrees 09 Minutes 12 seconds East 9.31 feet; thence South 45 degrees 00 minutes 00 seconds east 18.54 feet; thence South 78 degrees 58 minutes 55 seconds east 11.80 feet to the point of beginning in Cook County, Illinois.

Also

PARCEL 2:

Easement appurtenant to and for the benefit of the land as set forth in the Declaration of Protective Covenants dated Augst 18, 1977 and recorded September 23, 1977 as document 24.119,679, as supplemented from time to time, for ingress and egress, in Cook County, Illinois.

Cook County Clerk's Office
88546605

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