

UNOFFICIAL COPY

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This Indenture, Made this 31 day of March A. D. 1988 between
 NED Trust Company of Illinois, as Successor Trustee to
 THE BANK & TRUST COMPANY OF ARLINGTON HEIGHTS, an Illinois Corporation, as Trustee under the
 provisions of a deed or deeds in trust, duly recorded and delivered to said Bank in pursuance of a trust
 agreement dated the 16 day of February 1984, and known as Trust Number 3243-AB
 party of the first part, and Harris Berk Roselle UTA dated 3/7/88 and known as Trust #12746
 106 E. Irving Park Road
 Roseville, Ill 60018 party of the second part.

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WITNESSETH, that said party of the first part, in consideration of the sum of Ten and 00/100
 Dollars, (\$ 10.00) and other good and valuable considerations in hand paid, does hereby grant,
 sell and convey unto said party of the second part, the following described real estate, situated in Cook
 County, Illinois, to-wit:

Lot 2 in Burler's Subdivision of the South East 1/4 of Section 34,
 Township 41 North, Range 10 East of the Third Principal Meridian,
 according to the Plat thereof recorded September 17, 1984 as Document
 No. 27256052, as amended by correction certificate recorded December 13,
 1984 as Document Number 27371374 in Cook County, Illinois.

PTN: 07-34-402-034

Common Address:

309 Penn Ave
Roseville, Ill 60018

together with the tenements and appurtenances thereto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part as aforesaid and to the proper use,
 benefit and behoof of said party of the second part forever.

THIS INSTRUMENT WAS PREPARED BY
 Stanley A. [unclear]
 900 East Kensington Road
 Arlington Heights, Illinois

This conveyance is made pursuant to Direction and with authority to convey directly to
 the Trust Grantee named herein. The powers and authority conferred upon said Trust
 Grantee are recited on the reverse side hereof and incorporated herein by reference.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in
 said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust
 agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any
 there be) of record in said county affecting the said real estate or any part thereof given to secure the
 payment of money and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed,
 and has caused its name to be signed to these presents by its ~~Assistant Vice-President~~ and attested by its
~~Assistant Cashier~~, the day and year first above written.

NED Trust Company of Illinois, as Successor Trustee to
 THE BANK & TRUST COMPANY OF ARLINGTON HEIGHTS
 as Trustee as aforesaid,

ATTEST:

William A. Killion
 Vice President and Trust Officer

By [Signature]
 Assistant Vice-President
 and Trust Officer

STATE OF ILLINOIS
 Cook County

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STATE OF ILLINOIS. }
COUNTY OF COOK. } ss:

I, Susan M. Annotte a Notary Public in and for said County, in the State afore-
said. DO HEREBY CERTIFY that Anita D. Kraus ~~Assistant Vice-President~~ of THE BANK
& TRUST COMPANY OF ARLINGTON HEIGHTS, and William H. Killian ~~Assistant Cashier~~ thereof,
personally known to me to be the same persons whose names are subscribed to the foregoing instrument as
such ~~Assistant Vice President and Assistant Cashier~~ ^{and Trust Officer} ~~and Trust Officer~~ ^{Vice President and Trust Officer} respectively, appeared before me this day in person and
acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and
as the free and voluntary act of said ~~Bank~~ ^{Bank Corporation} for the uses and purposes therein set forth; and the said ~~Assistant~~
~~Cashier~~ ^{Vice President and Trust Officer} did also then and there acknowledge that he as custodian of the corporate seal of said ~~Bank~~ ^{Bank Corporation} did
affix the said corporate seal of said ~~Bank~~ ^{Bank Corporation} to said instrument as his own free and voluntary act, and as the free
and voluntary act of said ~~Bank~~ ^{Bank Corporation} for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 31 day of March A. D. 1988

Susan M. Annotte
Notary Public
Commission expires 12/6/89

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 present 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 re-lease, 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 thereafter, (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.

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1988 APR -6 AM 10:37

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Box No. **Trustee's Deed**

ADDRESS OF PROPERTY

NBD Trust company of Illinois,
as Successor Trustee to
THE BANK & TRUST COMPANY
OF ARLINGTON HEIGHTS

TRUSTEE
TO

~~NBD Trust Company of Illinois
900 East Kensington Road
Arlington Heights, IL 60004~~

~~THE BANK & TRUST COMPANY
OF ARLINGTON HEIGHTS~~

~~31st Kensington Road
ARLINGTON HEIGHTS, ILLINOIS 60004~~
Mailed
THERESA Rosella
P.O. Box 72200
Roselle, IL 60172

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BOB 888-00