



Successor Trustee's Deed
Trust to Trust

UNOFFICIAL COPY

91570367 91570367

This Indenture, Made this 11th day of October A.D. 1991 between
NBD TRUST COMPANY OF ILLINOIS, an Illinois Corporation, as Successor Trustee to NBD PARK RIDGE BANK
formerly known as, CITIZENS BANK AND TRUST COMPANY

under the provisions of a deed or deeds in trust, duly recorded and delivered to said Corporation in pursuance of a trust
agreement dated the 9th day of June 1983, and known as Trust Number 66-4737,
party of the first part, and NBD TRUST COMPANY OF ILLINOIS, as Trustee under provisions of
Trust Agreement dated October 3, 1991, known as Trust Number 2958-EG
of 100 East Higgins Road, Elk Grove Village, IL 60002 party of the second part.

WITNESSETH that said party of the first part, in consideration of the sum of TEN AND NO/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
Illinois, to-wit:

UNIT B IN PRATT COMMONS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED
REAL ESTATE: LOTS 33, 34 AND 35 IN CENTEX-SCHAUMBURG INDUSTRIAL PARK UNIT 179, BEING A
SUBDIVISION IN THE NORTH 1/2 OF SECTION 33, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE
THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT
A TO THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY THE NBD ELK GROVE BANK AS TRUSTEE
UNDER TRUST NUMBER 2502 AND RECORDED NOVEMBER 13, 1987 AS DOCUMENT NUMBER 87611053
TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.
together with the tenements and appurtenances thereunto 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.

Common Address: 642 PRATT AVENUE, SCHAUMBURG, IL 60193

Permanent Index Number: 07-33-203-051-0000

This Document Was Prepared By: NBD TRUST COMPANY OF ILLINOIS
1 SOUTH NORTHWEST HIGHWAY
PARK RIDGE, IL 60068

VILLAGE OF SCHAUMBURG
DEPT. OF FINANCE
AND ADMINISTRATION
DATE 10/18/91
REAL ESTATE
TRANSFER TAX
AMT. PAID 180.00

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/Trust Officer and attested by its Assistant
Vice President/Trust Officer/Assistant Secretary, the day and year first above written.



NBD TRUST COMPANY OF ILLINOIS, as Successor
Trustee as aforesaid,

91570367

ATTEST: [Signature]
Assistant Vice President/Trust Officer/Assistant Secretary

By: [Signature]
Assistant Vice President/Trust Officer

91-1067

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DEPT. OF RECORDINGS
43989 TA * 91-570367
COOK COUNTY RECORDER

UNOFFICIAL COPY

STATE OF ILLINOIS)
COUNTY OF COOK) SS:

MAIL TO

Y. Title # 10071 11/10
3000
J.C. 10002

I, Maria C. Arias a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Dorothy A. Denning Assistant Vice President/Trust Officer of NBD TRUST COMPANY OF ILLINOIS, and Sally J. Allerton Assistant Vice President/Trust Officer/Assistant Secretary thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President/Trust Officer and Assistant Vice President/Trust Officer/Assistant Secretary, 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 Corporation, for the uses and purposes therein set forth; and the said Assistant Vice President/Trust Officer/Assistant Secretary did also then and there acknowledge that he/she as custodian of the corporate seal of said Corporation did affix the said corporate seal of said Corporation to said instrument as his/her own free and voluntary act, and as the free and voluntary act of said Corporation, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 15th day of October A.D. 1991
"OFFICIAL SEAL"
MARIA C. ARIAS
Notary Public, State of Illinois
My Commission Expires 12/21/92
Maria C. Arias
Notary Public

91570367

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.

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