

UNOFFICIAL COPY

Northcott 1 to Cranton Bank

TRUSTEE'S DEED IN TRUST

1991 NOV 27 PM 1:57

01624851

The above space for recorder's use only

THIS INDENTURE, made this 8th day of November, 1991, between Northern Trust Bank/Lake Forest National Association, duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee, under the provisions of a deed or deeds in trust, duly recorded and delivered to said national banking association in pursuance of a certain Trust Agreement, dated the 29th day of August, 1983, and known as Trust Number 25-7318, Party of the First Part,

and Commercial National Bank of Berwyn

as Trustee under the provisions of a Certain Trust Agreement, dated the 8th day of NOVEMBER, 1991, and known as Trust Number 910159, party of the second part, WITNESSETH, that said party of the first part, in consideration of the sum of Ten 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:

SEE LEGAL DESCRIPTION ATTACHED

PARCEL 1:

THE NORTHWESTERLY 24.25 FEET, AS MEASURED AT RIGHT ANGLES TO THE NORTHWESTERLY LINE THEREOF (EXCEPT THE SOUTHEASTERLY 2.37 FEET OF SAID NORTHWESTERLY 34.25 FEET, AS MEASURED AT RIGHT ANGLES TO THE NORTHWESTERLY LINE THEREOF, OF THE SOUTHWESTERLY 28.08 FEET, AS

MEASURED AT RIGHT ANGLES TO THE SOUTHWESTERLY LINE THEREOF) OF LOT 2 IN EVERGREEN WOOD PLAT OF PLANNED UNIT DEVELOPMENT IN THE NORTH WEST 1/4 OF THE NORTH EAST 1/4 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED JULY 14, 1987 AS DOCUMENT 87389770 IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCELS 1 THROUGH 10 OVER OUTLOT A IN AFORESAID EVERGREEN WOOD PLANNED UNIT DEVELOPMENT AS SET FORTH BY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED DECEMBER 29, 1987 AS DOCUMENT 87679217, IN CC.

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 them personally by its Assistant Vice President and attested by its Trust Officer this day and date first above written.

Northern Trust Bank/Lake Forest

National Association

as Trustee as aforesaid, (not personally or individually),

Second

By Sheila K. Hoff Vice President

Attest Gerald K. Hoffmann Trust Officer

Ronald L. Kilgus

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that the above named Asst. Vice-President and Trust Officer of the Northern Trust Bank/Lake Forest National Association personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such 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, for the uses and purposes therein set forth, and the said Trust Officer did also then and there acknowledge that he, as Custodian of the Corporate Seal of said Bank, did affix the said Corporate Seal of said Bank to said instrument as his own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal, Date November 12, 1991

Sheila K. Finkelberg Notary Public

OFFICIAL SEAL
SHEILA K FINKELBERG
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. SEPT 16, 1993

STATE OF ILLINOIS
COUNTY OF LAKE SS.

NOTICE

This deed must be delivered to the RECORDER OF DEEDS of the county in which the property is located, and recorded by him in order to show that ownership has been conveyed by the Bank to you. Request COUNTY TREASURER to change name and address for future tax bills.

PREPARED BY
NORTHERN TRUST BANK/
LAKE FOREST
P.O. BOX 391
LAKE FOREST, IL 60045

Tax Mailing Address

NAME Joseph Storto
STREET 100 W. Green St.
CITY Bensenville, IL 60106

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE
1001 Arbor Court
Mt. Prospect, IL

OR

INSTRUCTIONS

RECORDER'S OFFICE BOX NUMBER

BOX 333 - TH

12/07

73 14489.7

780525 bauer

5290 0625

COOK 016
1521

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX

This space for affix
2 9 6 9
REVENUE
STAMP

COOK COUNTY
REAL ESTATE TRANSACTION TAX
8500

Document Number
91624851

UNOFFICIAL COPY

Full power and authority is hereby granted to said Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys, to vacate any subdivision or part thereof, and to resubdivide 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 dedicate, to mortgage, 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 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 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 easement 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 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, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including Registrar of Titles of said county) relying upon or claiming under any such conveyance, lease or other instrument, (1) 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, (2) 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 all amendments thereof, if any, and binding upon all beneficiaries thereunder, (3) 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 (4) 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.

This conveyance is made upon the express understanding and condition that neither Northern Trust Bank/Lake Forest National Association, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the trustee shall be applicable for the payment and discharge thereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

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 earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in said Grantee 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.

91624851

UNOFFICIAL COPY

INSTRUCTIONS

NAME

STREET
CITY

Joseph Staro
100 W. Green St.
Bensenville, IL 60106

FOR INFORMATION ONLY
RIGHT STREET ADDRESS OF ABOVE
RECORDED PROPERLY HERE
1301 Arbor Court
Mr. Prospect, IL

Tax Mailing Address

PREPARED BY
NORTHERN TRUST BANK/
LAKE FOREST
P.O. BOX 391
LAKE FOREST, IL 60048

NOTICE
This deed must be delivered to the
RECORDS DEPARTMENT OF THE COUNTY TO
which the property is located, and to
be filed by him in order to show that
ownership has been conveyed by the
deed to you (tenant in common).
The deed is to change name and it
does not have tax bills.

STATE OF ILLINOIS
COUNTY OF LAKE



150535 Brewer

OFFICIAL SEAL
SHEILA K. HINKLEBERG
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXPIRES SEPT. 16, 1995

Given under my hand and Notarial Seal, Date
November 12, 1991
Sheila K. Hinkleberg
Notary Public

for the uses and purposes therein set forth.
statement as his own free and voluntary act, and as the free and voluntary act of said Bank,
the Corporate Soul of said Bank, did affix the said Corporate Soul of said Bank to said in-
and the said Trust Officer did also then and there acknowledge that he, as Custodian of
as the free and voluntary act of said Bank, for the uses and purposes therein set forth,
that they signed and delivered the said instrument as their own free and voluntary act, and
persons whose names are subscribed to the foregoing instrument as such Vice-President
and Trust Officer, respectively, appeared before me this day in person and acknowledged
them Trust Bank/Lake Forest National Association known to me to be the same
HEREBY CERTIFY, that the above named Asst. Vice-President and Trust Officer of the Nor-
th Northern Trust Bank/Lake Forest National Association known to me to be the same
RONALD L. KILGUS
Trust Officer

TO HAVE AND TO HOLD the said real estate, with the appurtenances, upon the uses and purposes
hereof and in said Trust Agreement set forth.
THE TERMS AND CONDITIONS APPEARING ON THE REVERSE SIDE OF THIS INSTRUMENT ARE MADE A PART
HEREOF.
And the said grantor hereby expressly wields and reserves any and all rights or benefits under and by virtue of any and
all situation of the State of Illinois, providing for exemption of homesteads from sale on execution or otherwise.
This deed is executed by the party of the first part, as aforesaid, pursuant to direction and in the exercise of
the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said
Trust Agreement above mentioned, including the authority to convey and to make and to execute all trust deeds and/or mortgages upon
said real estate, if any, recorded or registered in said county.
IN WITNESS WHEREOF the said party of the first part has caused its corporate seal and its name to be signed to these presents by its Assistant Vice-President
and authorized by its first part on the day and year first above written.

FILED IN 15-2009-025-0000

Clerk's Office

777 73 14489.4

Cook County
REAL ESTATE TRANSACTION TAX
Document Number
8500

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT OF REVENUE
\$170.00

COOK COUNTY
CO. NO. 016
23621

5290
6400

111

91624851 1851

Northern Trust Bank

UNOFFICIAL COPY

91624851

Full power and authority is hereby granted to said Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys, to vacate any subdivision or part thereof, and to resubdivide 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 dedicate, to mortgage, 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 leases 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 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 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 easement 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 or privileged to inquire into any of the terms of said Trust Agreement, and every 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 Registrar of Titles of said county) relying upon or claiming upon or any such conveyance, lease or other instrument, (1) 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 all amendments thereof, if any, and binding upon all beneficiaries hereunder, (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 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, powers, rights, duties and obligations of its, his or their predecessor in trust.

This conveyance is made upon the express understanding and condition that neither Northern Trust Bank/Lake Forest National Association, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Decree or said Trust Agreement or any amendment thereof, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiary under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the trustee shall be applicable for the payment and discharge thereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Decree.

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 earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in said Trustee 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.

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