



Successor Trustee Deed
Trust to Trust

UNOFFICIAL COPY

2700

This Indenture, Made this 22nd day of December A.D. 1992 between
NBD TRUST COMPANY OF ILLINOIS, an Illinois Corporation, as Successor Trustee to NBD ELK GROVE BANK
f/k/n USAmeribanc/Elk Grove f/k/n Bank of Elk Grove

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 16th day of January 1986, and known as Trust Number 2440-EG,
party of the first part, and NBD TRUST COMPANY OF ILLINOIS as Trustee under Trust Agreement
dated December 21, 1992 and known as Trust No. 3028-EG

of 100 E. Higgins Rd., Elk Grove Village, IL 60007 party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN AND NO/100ths
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:

LEGAL DESCRIPTION ATTACHED AND MADE A PART THEREOF:

27207
VILLAGE OF SCHAUMBURG
DEPT. OF REAL ESTATE
AND ADMINISTRATION TRANSFER TAX
DATE 2/22/92
AMT. PAID 0

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: 1015 W. Wise Road, Suite 200, Schaumburg, IL 60193

Permanent Index Number: 07-33-203-060-0000

This Document Was Prepared By: NBD TRUST COMPANY OF ILLINOIS
100 E. Higgins Road
Elk Grove Village, IL 60007

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 ~~Vice President~~ /
~~Assistant Secretary~~ / Assistant Secretary, the day and year first above written.



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

By Patricia A. Dunleavy
Trust Officer

ATTEST: [Signature]
Assistant Secretary

998400 2/10/92

EXEMPT UNDER THE PROVISIONS OF
PARAGRAPH 4 C
OF THE REAL ESTATE
TRANSFER TAX ACT DATE 11-22-92
92081279

UNOFFICIAL COPY

STATE OF ILLINOIS

2007-30 AM11:16

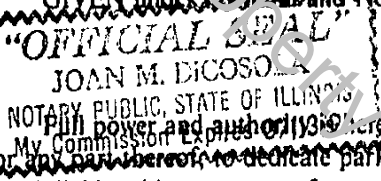
92981279

STATE OF ILLINOIS)
COUNTY OF COOK) ss:

I, the undersigned a Notary Public in and for said County, in the State aforesaid,

DO HEREBY CERTIFY that Patricia A. Dunleavy ~~Assistant Vice President~~ / Trust Officer of
NBD TRUST COMPANY OF ILLINOIS, and Nancy J. Czarnik ~~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 Corpora-
tion, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 23rd day of December A.D. 19 92



Joan M. Dicoso
Notary Public

Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises
or any part thereof, to dedicate parts, 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 con-
vey, 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 prop-
erty, 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
198 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 prop-
erty, 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 applica-
tion 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 delivery every such deed, trust deed, lease, mort-
gage 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.

62219026

UNIT 7B in Building A in Schaumburg South Condominium as delineated on a survey of the following described real estate:
UNOFFICIAL COPY
Lot 26 of Wellington Court being a subdivision of part of the West One Half of the Northwest One Quarter of Section 33, Township 41 North, Range 10, East of the Third Principal Meridian, according to the plat thereof filed December 29, 1988 as document 88598270, which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as document no. 90169758, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

SUBJECT TO: Real estate taxes for 1991 and subsequent years; Declaration of Condominium of record; building line; easements and covenants and restrictions of record

Grantor also grants to the grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described herein.

This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

MAIL RECORDED DEED TO:

NBD TRUST COMPANY OF ILLINOIS
21 N. RANDALL
ELK GROVE VILLAGE, IL 00002

92081279

UNOFFICIAL COPY

9 2 9 3 1 2 7 9

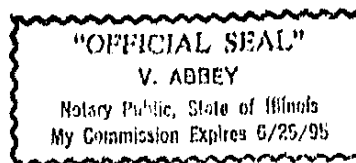
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated Dec. 22, 1992 Signature: _____

Katrina Shaw, Agent
Grantor or Agent

Subscribed and sworn to before me by the said Agent this 22nd day of Dec, 1992
Notary Public V. Abbey



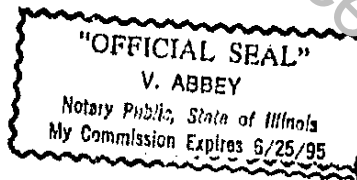
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

92081279

Dated Dec. 22, 1992 Signature: _____

Katrina Shaw, Agent
Grantee or Agent

Subscribed and sworn to before me by the said Agent this 22nd day of Dec, 1992
Notary Public V. Abbey



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor or for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]