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80-01808-7X  
LAND TITLE GROUP, INC.



Successor Trustee's Deed  
Trust to Trust

UNOFFICIAL COPY

94767302

This Indenture, Made this 8th day of August A.D., 19 94, between NBD BANK, an Illinois Banking Corporation as Successor Trustee to NBD Trust Company of Illinois

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 2nd day of February, 19 89, and known as Trust Number 4063-AH

party of the first part, and 1ST NATIONAL BANK OF CHICAGO AS TRUSTEE UNDER TRUST AGREEMENT DATED 9-24-90 AND KNOWN AS TRUST NO. 11523

of One First National Plaza, Chicago, IL 60670

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 consideration 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 41 IN WINDHILL 2, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 AND PART OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS ON MAY 22, 1990 AS DOCUMENT NO. 90237733, ALL IN COOK COUNTY, ILLINOIS

**SUBJECT TO; COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS OF RECORD; TERMS PROVISIONS, COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN DECLARATION OF COVENANTS FOR THE COUNTRYHOMES OF WINDHILL DATED NOV. 6, 1989 AND RECORDED AS DOCUMENT NO. 90612974; REAL ESTATE TAXES FOR 1994 AND SUBSEQUENT YEARS 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: 1126 South Hidden Brook Trail, Palatine, Illinois

Permanent Index Number: 02-28-114-025

This Document Was Prepared By: NBD BANK TRUST DIVISION DEPT-01 RECORDING \$25.50  
900 East Kensington Road 14000 IRAN 9190 08/31/94 10:57:00  
Arlington Heights, Illinois 60004 \$1487.00 \*94-767302  
COOK COUNTY RECORDER

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 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 Ass't Trust Officer and attested by its Trust Officer, the day and year first above written.



NBD BANK, as Successor Trustee as aforesaid.  
By Patricia A. Dunleavy  
Assistant Trust Officer

Attest: Patricia J. Swanson  
Trust Officer

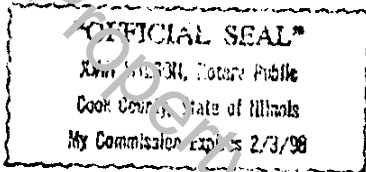
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I, the undersigned, a Notary Public in and for said County, in the State aforesaid,

DO HEREBY CERTIFY that Patricia A. Dunleavy, Ass't Trust Officer of NBD BANK, and Annette N. Brusca, Trust Officer thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Ass't Trust Officer 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 Corporation for the uses and purposes therein set forth; and the said Trust Officer did also then and there acknowledge that he/she as custodian of the corporate seal of said Corporation did affix the 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 8th day of August A.D., 1994.



Jean Wilson  
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 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 consideration 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.

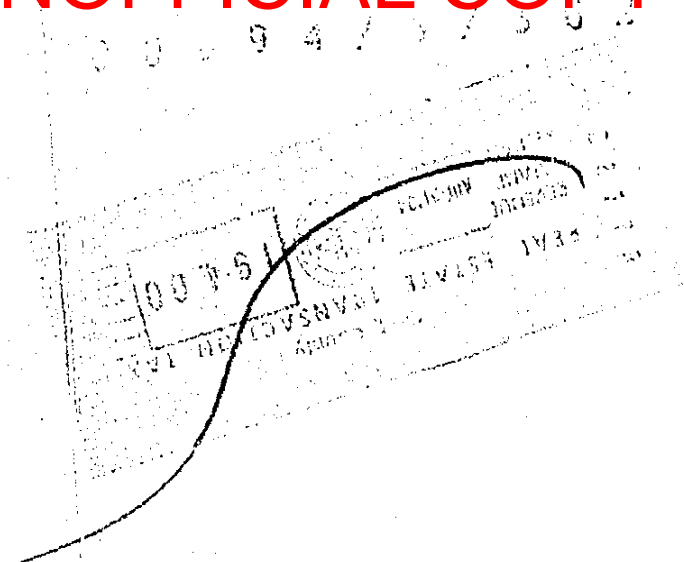
The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary 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.

MAIL 20389456

Mail Recorded Deed to: LAW OFFICES OF BONNIE SPACCARELLI HANWON, P.C.  
18-2 E. DUNDEE ROAD, STE. 202  
BARRINGTON, IL. 60010

Tax Bills to:  
RESIDENT  
1126 S. HIDDEN BROOK TRAIL  
PALATINE, IL. 60067

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