

QUIT CLAIM
DEED IN TRUST

UNOFFICIAL COPY

95221903

Mail To:
Clark, Rehberg & McArdle, P.C.
75 E. Crystal Lake Avenue
Crystal Lake, IL 60014



DEED-11 RECORD FOR \$27.50
TR0013 TRAM 3674 04/03/95 11173100
67940 & OF W-95-221903
COOK COUNTY RECORDER

The above space for recorder's use only

AFFIDAVIT SUBMITTED

THIS INDENTURE WITNESSETH, That the Grantor Virginia J. Gruber, a widow and not since remarried of the County of Cook and State of Illinois for and in consideration of Ten and no/100 * * * * * Dollars, and other good and valuable considerations in hand paid, Convey s and Quit Claim s unto the McHenry State Bank, a state banking corporation, whose address is 3510 W. Elm St. McHenry, IL 60050, as Trustee under the provisions of a trust agreement dated the 1st day of December 19 94, known as Trust Number 13010 the following described Real estate in the County of Cook and State of Illinois, to-wit:

Lot 11 in C.H. Taylor's Second Arlington Heights Acres, being a Subdivision of that part of the Northwest Quarter (1/4) of the Southwest Quarter (1/4) of Section 21, Township 42 North, Range 11, East of the Third Principal Meridian, lying South of Rand Road, in Cook County, Illinois.

PIN: 03-21-304-011-0000
Commonly known as: 144th Street, Arlington Heights, IL 60070

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trust and for the uses and purposes herein and in said trust agreement set forth.

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 presenti or 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 thereafter.

DEATH CERTIFICATE ATTACHED

95221903

27.50
7M

UNOFFICIAL COPY

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 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 case made and provided.

And the said grantor hereby expressly waive s and release any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor _____ aforesaid has _____ hereunto set her hand _____ and seal _____ this 1st day of December 19 94

x Virginia J. Gruber (Seal) _____ (Seal)
Virginia J. Gruber _____ (Seal) _____ (Seal)

Clark, Rehberg & McArdle, P.C.

THIS INSTRUMENT WAS PREPARED BY: 75 E. Crystal Lake Avenue, Crystal Lake, IL 60014

95221903

STATE OF Illinois, I, Sandra Neff, a Notary Public in and COUNTY OF Cook SS. for said County, in the state aforesaid, do hereby certify that Virginia J. Gruber

personally known to me to be the same person _____ whose name _____ subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal this 1st day of December, 19 94.

OFFICIAL SEAL
SANDRA NEFF
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXPIRES JAN. 2, 1996

Sandra Neff
Notary Public

For information only insert street address of above described property

UNOFFICIAL COPY

MEDICAL CERTIFICATE OF DEATH

REGISTRATION DISTRICT NO. 1	DECEASED-NAME FIRST MIDDLE LAST 1 William John Gruber Jr.	SEX 2 Male	DATE OF DEATH MONTH DAY YEAR 3 October 27, 1990
REGISTERED NUMBER	COUNTY OF DEATH 4 Cook	AGE - LAST BIRTHDAY (YRS. MO. DAY) 5a 60	UNDER YEAR UNDER DAY 5b 29 30
	CITY TOWN AND DISTRICT NUMBER 6a Arlington Heights	HOSPITAL OR OTHER INSTITUTION NAME (FIRST OR OTHER CARE STREET AND NUMBER) 6b Northwest Community Hospital	DATE OF BIRTH MONTH DAY YEAR 5c September 1, 1930
	BIRTHPLACE CITY AND STATE 7 Chicago, IL	MARRIED NEVER MARRIED WIDOWED DIVORCED (Specify) 8a Married	NAME OF SURVIVING SPOUSE (MARRIAGE #) 8b Virginia Hofman
	SOCIAL SECURITY NUMBER 10 138-24-5661	USUAL OCCUPATION 11a Manager	KIND OF BUSINESS OR INDUSTRY 11b Real Estate
	RESIDENT STREET AND NUMBER 13a 1310 Olive Street	CITY TOWN TWP. OR ROAD DISTRICT NO. 13b Arlington Heights	INSIDE CITY (YES NO) 13c Yes
	STATE 13d Illinois	ZIP CODE 13e 60004	COUNTY 13f Cook
	FATHER-NAME FIRST MIDDLE LAST 15 William J. Gruber Sr.	MOTHER-NAME FIRST MIDDLE MARRIED LAST 16 Anna Matous	DATE OF BIRTH MONTH DAY YEAR 17a Virginia Gruber
	RELATIONSHIP 17b Wife	MARRIAGE ADDRESS (STREET AND NO.) (CITY OR TOWN) STATE ZIP 17c 1310 E. Olive Street Arlington Heights, IL	
18 PART I Enter the disease or complication that caused the death. Do not enter the mode of dying such as cardiac or respiratory arrest.			
IMMEDIATE CAUSE (AND MODE OF DEATH) (a) Colorectal Cancer			8 Months
CONDITIONS, IF ANY WHICH GIVE RISE TO IMMEDIATE CAUSE (A) STATING THE UNDERLYING CAUSE LAST (b) DUE TO OR AS A CONSEQUENCE OF			
PART II (SEE INSTRUCTIONS) (Specify immediately to death but not in the underlying cause given in PART I)			
DATE OF OPERATION, IF ANY 20a	MAJOR FINDINGS OF OPERATION 20b	IF FEMALE WAS THERE A PREGNANCY IN PAST THREE MONTHS? 20c YES NO	
1. (DO NOT) ATTEND THE DECEASED AND LAST SAW HIM HER ALIVE ON 21a October 7, 1990		WAS CORONER OR MEDICAL EXAMINER NOTIFIED? (YES NO) 21b No	HOUR OF DEATH 21c 07:45PM
TO THE BEST OF MY KNOWLEDGE DEATH OCCURRED AT THE TIME, DATE AND PLACE AND DUE TO THE CAUSE(S) STATED			DATE SIGNED MONTH DAY YEAR 22b October 29, 1990
22a SIGNATURE NAME AND ADDRESS OF CERTIFIER (TYPE OR PRINT) Donald Sweet M.D. 333 Chesnut Suit 103 Hinsdale, IL		ILLINOIS LICENSE NUMBER 22c 36-45914	
23 NAME OF ATTENDING PHYSICIAN IF OTHER THAN CERTIFIER (TYPE OR PRINT)			
24a Burial, Cremation Removal Agency Cremation	CEMETERY OR CREMATORIUM - NAME 24b Elm Lawn Crematory	LOCATION CITY OR TOWN STATE 24c Elmhurst, Illinois	DATE MONTH DAY YEAR 24d Oct 29 1990
26a Funeral Home Name Ahlgrim & Sons Ltd. 201 N. Northwest Hwy. Palatine, IL 60067-5359		26b Funeral Director Signature R. Ahlgrim	
26c LOCAL HEALTH DEPARTMENT REGISTRAR Kathy Knopf		26d DATE FILED BY LOCAL REGISTRAR MONTH DAY YEAR Oct 29, 1990	

I HEREBY CERTIFY THAT the foregoing is true and correct copy of the death record for the decedent named in item 1 and that this record was established and filed in my office in accordance with the provisions of the Illinois Statutes relating to the registration of births, stillbirths and deaths.

DATE DEC 04 1990

SIGNED *Patricia McLaughlin*

OFFICIAL TITLE Name of Registrar

95221903

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

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 12-1, 1994 Signature: [Signature]
Grantor or Agent

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.

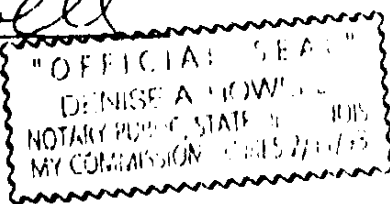
Dated 12-1, 1994 Signature: [Signature]
Grantee or Agent

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 for subsequent offenses.

(Attach to deed or A51 to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

Subscribed and Sworn To Before Me
this 1st day of December, 1994.

[Signature]
Notary Public



95221903

UNOFFICIAL COPY

Property of Cook County Clerk's Office