

96130207

DEED IN TRUST

THIS INDENTURE, WITNESSETH,
That The Grantors, **DIMITRIOS BROTSIS**, of the Village of Hampshire, County of Kane and State of Illinois; **GEORGE BROCHES**, of the City of DeKalb, County of DeKalb and State of Illinois, and **CHRIS BROCHES**, of the Village of Hampshire, County of Kane and State of Illinois,

DEPT-01 RECORDING \$27.00
T#0012 TRAN 9203 02/20/96 10:18:00
#1049 #DT *-96-130207
COOK COUNTY RECORDER

27, or

for and in consideration of Ten Dollars, and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, **CONVEY** and **QUITCLAIM** unto **THE NATIONAL BANK & TRUST COMPANY OF SYCAMORE**, whose address is 230 West State Street, Sycamore, Illinois 60178, as Trustee under provisions of a Trust Agreement dated the 27th day of October, 1993 known as Trust No. 40-404200, the following described real estate in the County of Cook and State of Illinois, to-wit:

1558043 of 1963

PARCEL 1: LOT 16 IN BLOCK 7 IN BRANIGAR'S MEADOW KNOLLS, A SUBDIVISION OF THAT PART OF THE SOUTHWEST 1/4 OF SECTION 27 AND THE NORTH 1/2 OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF SCHAUMBURG, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 1217 South Roselle Road, Schaumburg, IL

PARCEL 2: LOT 14 IN BLOCK 7 IN BRANIGAR'S MEADOW KNOLLS, BEING A SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 27 AND THE NORTH 1/2 OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 31, 1960 AS DOCUMENT 17952454, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 1227 South Roselle Road, Schaumburg, IL

PARCEL 3: LOTS 11 AND 12 IN BLOCK 7 IN BRANIGAR'S MEADOW KNOLLS, A SUBDIVISION OF THAT PART OF THE SOUTHWEST 1/4 OF SECTION 27 AND THE NORTH 1/2 OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: Lots 11 & 12 South Roselle Road, Schaumburg, IL

PARCEL 4: LOT 13 IN BLOCK 7 IN BRANIGAR'S MEADOW KNOLLS BEING IN A SUBDIVISION OF THE SOUTHWEST QUARTER OF SECTION 27 AND NORTH HALF OF SECTION 34, ALL IN TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 31, 1960 AS DOCUMENT NO. 17952454, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: Lot 13 South Roselle Road, Schaumburg, IL

TAX # 07-34-213-014

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

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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 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 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 changes 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 joint 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 such deed, trust deed, lease, mortgage or other instrument and (d) if the conveyance is made to a successor or successors in trust, such successor or successors have been properly appointed and are fully vested with all title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessors in trust.

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This conveyance is made upon the express understanding and condition that neither THE NATIONAL BANK & TRUST COMPANY OF SYCAMORE, individually or as Trustee, nor its 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 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.

IN WITNESS WHEREOF, the Grantors aforesaid have hereunto set their hands and seals this 2nd day of June, 1995.



DIMITRIOS BROTSIS (SEAL)



GEORGE BROCHES (SEAL)



CHRIS BROCHES (SEAL)

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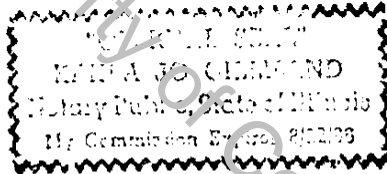
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STATE OF ILLINOIS)
)
COUNTY OF DEKALB) 88

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Dimitrios Brotsis, George Broches and Chris Broches, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that they signed, sealed, and delivered the said instrument as their 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 2nd day of JUNE, A.D. 1995.



Kenneth Gilliland
Notary Public

Exempt under provisions of Paragraph e
Section 4. Real Estate Transfer Tax Act.
6-2-95
Date [Signature]
Buyer, Seller or Representative

PREPARED BY:
RONALD G. KLEIN
KLEIN, STODDARD & BUCK
555 Bethany Road
DeKalb, IL 60115
Ph: 815-748-0380
sam feb95 136

RETURN DEED AND MAIL TAXES TO GRANTEE'S ADDRESS:
The National Bank & Trust Company of Sycamore
Trust Department (#40-404200)
230 West State Street
Sycamore, IL 60178

95100207

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