

UNOFFICIAL COPY

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110

3-20-90VF

RESULT OF SEARCH: MADON

Property of Cook County Clerk's Office

10-15-20 2015-01

INTENDED GRANTEE OR ASSIGNEE: First Midwest BK / 111 # 5342

87208-807288

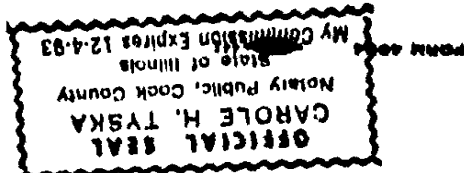
RESULT OF SEARCH: Martin D. Dennis + Thomas
3564 71. 1st Floor 2 Shop RT
87208385 at 1119. 24 5-5-87
MADON

775611
3-20-90VF

PRESENT PARTIES IN INTEREST: Severid + MARTIN (Severid)
- Josephine MARTIN

STATUTORY FEDERAL TAX LIEN SEARCH

DOCUMENT NO. 7/1/85
7/1/87
7/1/89
DATE OF SEARCH: 7/1/81



Subscribed and sworn to me this 16th day of MARCH 1980

Affiant further states that affiant makes this affidavit for the purpose of inducing the Registrar of Titles, Cook County, Illinois to issue the Torrens Certificate of title free and clear of possible United States Tax liens.

FROM (DATE)	TO (DATE)	OCCUPATION	EMPLOYER	ADDRESS (STREET NO., CITY, STATE)
		Retired		

Affiant further states that during the last 10 years, affiant has had the following occupations and business addresses and none other:

FROM (DATE)	TO (DATE)	STREET NO.	CITY	STATE
1-30-56	7-3-84	300 W. Algonquin Rd	Arlington Heights	Illinois
7-3-84	Present	Americana Health Care Center	Palatine	Illinois

Affiant further states that during the last 10 years, affiant has added at the following address and none other:

359-22-9974

Affiant further states that her social security number is 359-22-9974 and that there are no United States Tax liens against her

date of divorce
date of death
state & state

4. divorced from

said marriage having taken place on

3. married to

2. the widow(er) of Severn J. Martin, dec'd 2-3-80

1. has never been married

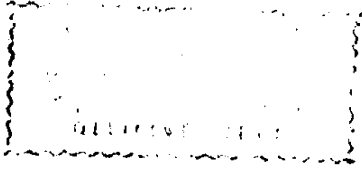
Lawrence J. Kolman, Vice President and Trust Officer, being duly sworn, upon oath states that Josephine Martin is 84 years of age and

State of Illinois }
County of Cook }

(PLEASE PRINT OR TYPE)

FEDERAL TAX LIEN AFFIDAVIT

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Property of Cook County Clerk's Office

DATE RECEIVED (2/11)

2/11

- 2. Upon registration of the following:
 - (a) Affidavit of Surviving Joint Tenancy for Severn J. Martin.
 - (b) Order for Sale of Real Estate dated March 7, 1990.

- 1. Subject to:
 - (a) All unpaid general taxes and special assessments shown by our tax search and all sales, forfeitures and withdrawals for unpaid general taxes and special assessments.
 - (b) Uncancelled memorials on the outstanding Certificate of Title No. 741315.

FIRST MIDWEST BANK/ILLINOIS NATIONAL ASSOCIATION AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 7, 1990 AND KNOWN AS TRUST NUMBER 5342

I have examined the proceedings in the Circuit Court of Cook County, Illinois, Probate Division, Case No. 82 P 7782 Docket 192 Page 286 entitled Estate of Josephine Martin, disabled person, and I find that letters of Office were issued to NBD Trust Company of Illinois, Guardian that inventory including the above described property has been filed, that a petition for the sale of real estate to First Midwest Bank/Buffalo Grove, National Association as Trustee under Trust Agreement dated February 7, 1990 and known as Trust Number 5342 was filed and surety bond posted pursuant thereto; that a Decree for Sale was entered March 7, 1990 approving sale in the amount of \$470,000.00, and that title to premises described in Certificate of Title No. 741315 will be vested in:

Dear Registrar:

Carol Moseley Braun
Registrar of Titles
Cook County, Illinois

REC-867295

Estate of Josephine Martin, a Disabled Person

Certificate of Title No. 741315 Vol. 1417-A Page 315
LOT SEVEN (7) IN MARTIN'S SUBDIVISION OF
part of Lot Seven (7) in subdivision of Joseph A. Barnes,
Farm in Sect. 16-41-11, E. of the 3rd Prin. Mer. according
to Plat thereof registered in the Office of the Registrar of
Titles of the Cook County, Illinois, on Dec. 9, 1955, as
L.R. No. 3702
Doc. #1639274

RECORDED OF DEEDS / REGISTRAR OF TORRENS TITLES
COOK COUNTY, ILLINOIS

CAROL MOSELEY BRAUN



UNOFFICIAL COPY

03057296

Property of Cook County Clerk's Office

103-86723

March 8, 1990
VRL

Very truly yours,
Edward L. Dabilla
Edward L. Dabilla
Examiner of Titles

- (c) Guardian's Deed to First Midwest Bank/ Illinois, National Association as Trustee under Trust Agreement dated February 7, 1990 and known as Trust Number 5342.
- 3. Upon surrender of Owner's duplicate of Title.
- 4. Affidavit of Owners Lost for Lot.

Certificate of Title No. 741315
LR. No. 3702

UNOFFICIAL COPY

118 NORTH CLARK STREET / CHICAGO, ILLINOIS 60602-1387 • (312) 443-8060

- 2. Upon registration of the following:
 - (a) Affidavit of Surviving Joint Tenancy for Severn J. Martin.
 - (b) Order for Sale of Real Estate dated March 7, 1990.
- 1. Subject to:
 - (a) All unpaid general taxes and special assessments shown by our tax search and all sales, forfeitures and withdrawals for unpaid general taxes and special assessments.
 - (b) Uncancelled memorials on the outstanding Certificate of Title No. 741317.

FIRST MIDWEST BANK/ ILLINOIS, NATIONAL ASSOCIATION AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 7, 1990 AND KNOWN AS TRUST NUMBER 5342

I have examined the proceedings in the Circuit Court of Cook County, Illinois, Probate Division, Case No. 82 P 7782 Docket 192 Page 286 entitled Estate of Josephine Martin, disabled person, and I find that Letters of Office were issued to RBD Trust Company of Illinois, Guardian that inventory including the above described property has been filed that a petition for the sale of real estate to First Midwest Bank/Buffalo Grove, National Association as Trustee under Trust Agreement dated February 7, 1990 and known as Trust Number 5342 was filed and surety bond posted pursuant thereto; that a Decree for Sale was entered March 7, 1990 approving sale in the amount of \$470,000.00, and that title to premises described in Certificate of Title No. 741317 will be vested in:

Dear Registrar:

Carol Moseley Braun
 Registrar of Titles
 Cook County, Illinois

Estate of Josephine Martin, a Disabled Person

Re: Certificate of Title No. 741317 Vol. 1487A Page 317
 LOT EIGHT----- (8) IN MARTIN'S SUBDIVISION
 of part of Lot Seven (7) in Subdivision of Joseph A. Barnes,
 Farm in Sect. 16-41 North-13, E. of the 3rd Prin. Meridian,
 according to Plat thereof registered in the Office of the
 Registrar of Titles of Cook County, Illinois on 12-9-55,
 as Doc. #1639274 L.R. 3702

RECORDED OF DEEDS / REGISTRAR OF TORRENS TITLES
 COOK COUNTY, ILLINOIS

CAROL MOSELEY BRAUN



UNOFFICIAL COPY

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Property of Cook County Clerk's Office

000008-000

March 8, 1990
VBT

Very truly yours,
Edward L. Debrilla
Edward L. Debrilla
Examiner of Titles

- 4. Affidavit of Owners Lost for Lot.
- 3. Upon surrender of Owner's Duplicate of Title.
- (c) Guardian's Deed to First Midwest Bank/Illinois, National Association as Trustee under Trust Agreement dated February 7, 1990 and known as Trust Number 5342.

UNOFFICIAL COPY

118 NORTH CLARK STREET / CHICAGO, ILLINOIS 60602-1387 • (312) 443-5060

- (b) Order for Sale of Real Estate dated March 7, 1990.
 - (a) Affidavit of Surviving Joint Tenancy for Severn J. Martin.
2. Upon registration of the following:

- (b) Uncancelled memorials on the outstanding Certificate of Title No. 741319
- (a) All unpaid general taxes and special assessments shown by our tax search and all sales, forfeitures and withdrawals for unpaid general taxes and special assessments.

1. Subject to:

FIRST MIDWEST BANK/ILLINOIS, NATIONAL ASSOCIATION
 AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 7, 1990 AND
 KNOWN AS TRUST NUMBER 5342

I have examined the proceedings in the Circuit Court of Cook County, Illinois, Probate Division, Case No. 82 P 7782 Docket 192 Page 286 entitled Estate of Josephine Martin, disabled person, and I find that letters of Office were issued to NBD Trust Company of Illinois, Guardian; that inventory including the above described property has been filed; that a petition for the sale of real estate to First Midwest Bank/Buffalo Grove, National Association as Trustee under Trust Agreement dated February 7, 1990 and known as Trust Number 5342 was filed and surety bond posted pursuant thereto; that a Decree for Sale was entered March 7, 1990, approving sale in the amount of \$470,000.00; and that title to premises described in Certificate of Title No. 741319 will be vested in:

Dear Registrar:

Carol Moseley Braun
 Registrar of Titles
 Cook County, Illinois

Estate of Josephine Martin, a Disabled Person

as Document No. 1639274
 of Title of Cook County, Illinois, on December 9, 1955,
 to Plat thereof registered in the Office of the Registrar
 Range 11, East of the Third Principal Meridian, according
 Joseph A. Barnes' Farm in Section 16, Township 41 North,
 SUBDIVISION of part of Lot Seven (7) in Subdivision of
 LOT NINE------(9) IN MARTIN'S
 Certificate of Title No. 741319 Vol. 1487 Page 319

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES
 COOK COUNTY, ILLINOIS

CAROL MOSELEY BRAUN



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Property of Cook County Clerk's Office

001-807533

March 8, 1990
V81

Very truly yours,
Edward L. Dabilla
Edward L. Dabilla
Examiner of Titles

- 4. Affidavit of Owners Lost for Lot.
- 3. Upon surrender of Owner's Duplicate of Title.
- (c) Guardian's Deed to First Midwest Bank/ Illinois National Association as Trustee under Trust Agreement dated February 7, 1990 and known as Trust Number 5342.

Certificate of Title No. 741319
LR. No. 3702

UNOFFICIAL COPY

118 NORTH CLARK STREET • CHICAGO, ILLINOIS 60602-1387 • (312) 443-8080

2. Upon registration of the following:
(a) Affidavit of Surviving Joint Tenancy for Severn J. Martin.
(b) Order for Sale of Real Estate dated March 7, 1990.

(b) Uncancelled memorials on the outstanding Certificate of Title No. 741321.
(a) All unpaid general taxes and special assessments shown by our tax search and all sales, forfeitures and withdrawals for unpaid general taxes and special assessments.

1. Subject to:

FIRST MIDWEST BANK/ILLINOIS NATIONAL ASSOCIATION AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 7, 1990 AND KNOWN AS TRUST NUMBER 5342

I have examined the proceedings in the Circuit Court of Cook County, Illinois, Probate Division, Case No. 82 P 7782 Docket 192, Page 286 entitled Estate of Josephine Martin, disabled person, and I find that Letters of Office were issued to N&N Trust Company of Illinois, Guardian that inventory including the above described property has been filed, that a petition for the sale of real estate to First Midwest Bank/Buttalo Grove, National Association as Trustee under Trust Agreement dated February 7, 1990 and known as Trust Number 5342 was filed and surety bond posted pursuant thereto; that a Decree for Sale was entered March 7, 1990 approving sale in the amount of \$470,000.00 and that title to premises described in Certificate of Title No. 741321 will be vested in:

Dear Registrar:

Carol Moseley Braun
Registrar of Titles
Cook County, Illinois

Estate of Josephine Martin, a Disabled Person

Re: Certificate of Title No. 741321 Vol. 1487A Page 321
LOT TEN -----(10) In MARTIN'S SUBDIVISION
of part of Lot Seven (7) in subdivision of Joseph A. Barnes,
Farm in Sect 16-41 N. -11, E. of the 3rd Principal Meridian,
according to Plat thereof registered in the Office of the
Registrar of Titles of Cook County, IL, on Dec. 5, 1955, as
Document # 1639274 L. R. 3702

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES
COOK COUNTY, ILLINOIS

CAROL MOSELEY BRAUN



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003108-800

Property of Cook County Clerk's Office

March 8, 1990
V81

Very truly yours,
Edward L. Dabala
Edward L. Dabala
Examiner of Titles

- 4. Affidavit of Owners Lost for Lot.
- 3. Upon surrender of Owner's Duplicate of Title.
- (c) Guardian's Deed to First Midwest Bank/ Illinois, National Association as Trustee under Trust Agreement dated February 7, 1990 and known as Trust Number 5342.

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GUARDIAN'S DEED

THIS INDENTURE, made this 9th day of March, 1990, between NBD TRUST COMPANY OF ILLINOIS (formerly known as Bank and Trust Company of Arlington Heights) in the City of Arlington Heights, County of Cook and State of Illinois, the appointed and qualified guardian of JOSEPHINE MARTIN, a disabled person, under letters issued from the Circuit Court of Cook County, Illinois, as Guardian, and FIRST MIDWEST BANK/BUFFALO GROVE, NATIONAL ASSOCIATION as Trustee under Trust Agreement dated February 7, 1990 and known as Trust Number 5342 as Purchaser.

WITNESSETH, that the Guardian, on December 21, 1989, filed a petition in the Circuit Court of Cook County, Probate Division in The Estate of Josephine Martin, a Disabled Person, Court No. 82 7782, Docket 192, Page 286 asking for an order to sell the real estate belonging to the ward. The Circuit Court, after hearing the application, on March 7, 1990, did, by order entered, empower and direct NBD TRUST COMPANY, as Guardian, to convey the real estate hereinafter described:

Lots 7 to 10 in Martin's Subdivision of part of Lot 7 in Subdivision of Joseph A. Barnes Farm in Section 16, Township 41 North, Range 11, East of the Third Principal Meridian, in Cook County, Illinois,

commonly known as: 300-306 West Algonquin Road, Arlington Heights, Illinois.

THEREFORE, THIS INDENTURE WITNESSETH, that the Guardian, in consideration of the premises and the sum of \$470,000.00 paid to by the Purchaser, the receipt of which is acknowledged, has granted, bargained, and sold, to the purchaser, their heirs and

Josephine Martin
resp assets pp 77 on CT 574135 319
717 321

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
470.00



COOK COUNTY
1990

REVENUE
STAMP
APR 1 1990
235.00
Cook County
REAL ESTATE TRANSACTION TAX

PROPERTY OF NO U.S. TAX LIEN ATTACHED

3867296

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assigns forever, all the following described lot, piece or parcel of land, situated in the County of Cook and State of Illinois, and known and described as follows:

Lots 7 to 10 in Martin's Subdivision of part of Lot 7 in Subdivision of Joseph A. Barnes Farm in Section 16, Township 41 North, Range 11, East of the Third Principal Meridian, in Cook County, Illinois,

commonly known as: 300-306 West Algonquin Road, Arlington Heights, Illinois.

Together with all and singular the hereditaments and appurtenances belonging to that, and all the estate, right, title, interest, claim, and demand, at law or in equity, of the ward, JOSEPHINE MARTIN in and to the premises.

To have and to hold it to the Purchaser, their heirs and assigns forever, as fully and effectually to all intents and purposes in law as it, the Guardian, might sell and convey it by virtue of the order of the court.

To have and to hold the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

Full power and authority are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof: to dedicate parks, streets, highways or alleys; to vacate any subdivision or part hereof, 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

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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 present 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 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

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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 upon 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 limitation 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

9 8 7 6 5 4 3 2 1 0

900 East Hennington
Springfield, Illinois 62704
Gymnastics & Aerobics

-5-

Property
made by
NBD Trust

3367296

Property of Clerk's Office

By: *[Signature]*
NBD TRUST COMPANY OF ILLINOIS,
Guardian of the Estate of JOSEPHINE
MARTIN, a Disabled Person

Guardian, has to this set its hand and seal as of this date.

IN WITNESS WHEREOF, NBD TRUST COMPANY OF ILLINOIS, the

statute in such case made and provided.

limitations," or words of similar import, in accordance with the
or memorial, the words "in trust," or "upon condition," or "with
register or note in the certificate of title or duplicate thereof,
registered, the Registrar of Titles is hereby directed not to
If the title to any of the above lands is now or hereafter

and proceeds thereof as aforesaid.

real estate as such, but only an interest in the earnings, avails
shall have any title or interest, legal or equitable, in or to said
declared to be personal property, and no beneficiary hereunder
disposition of said real estate, and such interest is hereby
earnings, avails and proceeds arising from the sale or other

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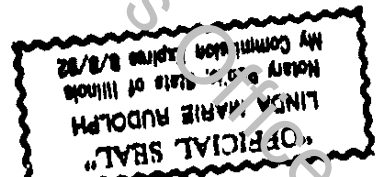
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0000-900-100-91-80

Property of Cook County Clerk's

I, Josephine Martin of Cook county, Illinois, certify that NBD TRUST COMPANY OF ILLINOIS, guardian of JOSEPHINE MARTIN, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and, as that guardian, acknowledged that it signed, sealed and delivered the instrument, as its free and voluntary act, for the uses and purposes set forth.
GIVEN under my hand and seal this 9 day of March, 1990.

Josephine Martin
Notary Public



STATE OF ILLINOIS)
COUNTY OF COOK)
SS.)

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(copy)

R. BUREAU

3867296

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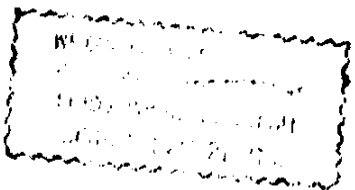
MAR 20 AM 11

ROLAND M. COOLEY, SR.
REGISTRAR OF TITLES

3867296

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Property of Cook County Clerk's Office



CHICAGO TITLE
P# 72-33-290