

UNOFFICIAL COPY

TRUSTEE'S DEED
(Joint Tenancy form)

94262196

1-TD14

The above space for recorder's use only

THIS INDENTURE, made this 3 day of March, 19 94, between PARKWAY BANK AND TRUST COMPANY, an Illinois banking corporation, as Trustee 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 7 day of May, 19 82, and known as Trust Number 5999, party of the first part, and RAYMOND MUELLER AND JOANN FONTANA, 4115 North Cleander, Norridge, Il. 60656

not as tenants in common, but as joint tenants, part 1st of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN AND NO/100 (\$10.00) dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said part 1st of the second part, not as tenants in common, but as joint tenants, all interest in the following described real estate, situated in Cook County, Illinois, to-wit:

Lot 44 in Block 3 in Frederickson and Company's First Addition to Norridge Manor, being a Subdivision in the West Half of the Northeast Quarter of the Northwest Quarter and the North Half of the Southeast Quarter of the Northwest Quarter (except the East 10 Feet thereof) of Section 13, Township 40 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois.

SUBJECT TO: Covenants, conditions and restrictions of record, if any, and 1993 real estate taxes and subsequent years.

94262196

together with the tenants and appurtenances thereunto belonging. To Have and to Hold the same unto said part 1st of the second part forever, not in tenancy in common, but in joint tenancy.

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, any mechanic lien, any and all other liens, notices or claims of record and any and all other statutory lien right duly perfected (if any there be) in said county 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 in these positions by its Vice-President - Trust Officer and attested by its Assistant Trust Officer, the day and year first above written.

PARKWAY BANK AND TRUST COMPANY

(as Trustee as aforesaid)

Signature of Vice President - Trust Officer and Assistant Trust Officer

STATE OF ILLINOIS }
COUNTY OF COOK } SS

the undersigned

Notary Public in and for said County in the state aforesaid, DO HEREBY CERTIFY, that

Diane Y. Peszynski

Vice-President - Trust Officer of PARKWAY BANK AND TRUST COMPANY, and

Jo Ann Kubinski

Assistant Trust Officer of said Corporation, personally known to me to be the same persons whose names are subscribed in the foregoing, they signed and delivered the said instrument at their own free and voluntary act, and in the free and voluntary act, and for the uses and purposes therein set forth; and the said Assistant Trust Officer, did also then and there acknowledge the corporate seal of said Corporation, did also then and there acknowledge the corporate seal of said Corporation to said Corporation to said instrument in the free and voluntary act and in the free and voluntary act of said Corporation for the uses and purposes therein set forth.

"OFFICIAL SEAL"
GLORIA WIELGOS
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires 08/25/95

day of March, 19 94

DELIVERY: NAME: Raymond J Mueller
STREET: 4124 N Overhill
CITY: Norridge, OR 60656
INSTRUCTIONS: Norridge, OR 60656

FOR INFORMATION ONLY
(INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE)

4724 N. Overhill

Norridge, Il. 60656

THIS INSTRUMENT WAS PREPARED BY:
PARKWAY BANK AND TRUST COMPANY
4900 N. Harlem Avenue, Harwood Heights, IL 60142

13928820
MAR 12-13-1994
MAR 12-13-1994

Two years for filing, return and revenue stamps

Notary Seal

23.50

UNOFFICIAL COPY

94262196

DEPT-03 RECORDING \$25.50
TRAN 1170 03/23/94 13:33:00
94-262196
COOK COUNTY RECORDER

PROPERTY OF COOK COUNTY CLERK'S OFFICE

HEADER ITEM # PS4 LABEL

94262196

12130

REVENUE

UNOFFICIAL COPY

NAME
STREET
ADDRESS
CITY
STATE
ZIP

20250323
Xbrunel Cortez
120 W. Lafayette St.
Peabody, MA 01960

OR RECORDER'S OFFICE BOX NO _____

(The Above Space for Recorder's Use Only)

LEGAL DESCRIPTION

(See attached)

STREET ADDRESS

4323 Deyo Brookfield Rd. Wf

PERMANENT TAX INDEX NUMBER

18-03-303-010

THE SPACE ABOVE IS NOT PART OF OFFICIAL STATUTORY FORM. IT IS ONLY FOR THE AGENT'S USE IN RECORDING THIS FORM WHEN NECESSARY FOR REAL ESTATE TRANSACTIONS.

Section 3-4 of the Illinois Statutes Short Form Power of Attorney for Property Law

Section 3-4. Explanation of powers granted in the statutory short form power of attorney for property. This Section defines each category of powers listed in the statutory short form power of attorney for property and the effect of granting powers to an agent. When the title of any of the following categories is retained (not struck out) in a statutory property power form, the effect will be to grant the agent all of the principal's rights, powers and discretions with respect to the types of property and transactions covered by the retained category, subject to any limitations on the granted powers that appear on the face of the form. The agent will have authority to exercise each granted power for and in the name of the principal with respect to all of the principal's interests in every type of property or transaction covered by the granted power at the time of exercise, whether the principal's interests are direct or indirect, whole or fractional, legal, equitable or contractual, as a joint tenant or tenant in common or held in any other form, but the agent will not have power under any of the statutory categories (a) through (c) to make gifts of the principal's property, to exercise powers to appoint to others or to change any beneficiary whom the principal has designated to take the principal's interests at death under any will, trust, contract, beneficiary form or contractual arrangement. The agent will be under no duty to exercise granted powers or to assume control of or responsibility for the principal's property or affairs, but when granted powers are exercised, the agent will be required to use due care to act for the benefit of the principal in accordance with the terms of the statutory property power and will be liable for negligent exercise. The agent may act in person or through others reasonably employed by the agent for that purpose and will have authority to sign and deliver all instruments, negotiate and enter into all agreements and do all other acts reasonably necessary to implement the exercise of the powers granted to the agent.

(a) **Real estate transactions.** The agent is authorized to buy, sell, exchange, rent and lease real estate (which term includes, without limitation, real estate subject to a land trust and all beneficial interests in and powers of direction under any land trust); collect all rent, sale proceeds and earnings from real estate; convey, assign and accept title to real estate; grant easements, create conditions and release rights of homestead with respect to real estate; create land trusts and exercise all powers under land trusts; hold, possess, maintain, repair, improve, subdivide, manage, operate and insure real estate; pay, contest, protest and compromise real estate taxes and assessments; and, in general, exercise all powers with respect to real estate which the principal could if present and under no disability.

(b) **Financial institution transactions.** The agent is authorized to open, close, continue and control all accounts and deposits in any type of financial institution (which term includes, without limitation, banks, trust companies, savings and building and loan associations, credit unions and brokerage firms); deposit in and withdraw from and write checks on any financial institution account or deposit; and, in general, exercise all powers with respect to financial institution transactions which the principal could if present and under no disability.

(c) **Stock and bond transactions.** The agent is authorized to buy and sell all types of securities (which term includes, without limitation, stocks, bonds, mutual funds and all other types of investment securities and financial instruments); collect, hold and safekeep all dividends, interest, earnings, proceeds of sale, distributions, shares, certificates and other evidences of ownership paid or distributed with respect to securities; exercise all voting rights with respect to securities in person or by proxy; enter into voting trusts and consent to limitations on the right to vote; and, in general, exercise all powers with respect to securities which the principal could if present and under no disability.

UNOFFICIAL COPY

Page 11

- All other property powers and transactions.** The agent is authorized to exercise all possible powers of the principal with respect to all possible types of property, including but not limited to, real estate, personal property, and all other property, and to execute all instruments and documents necessary to carry out the purposes of this power.
- Safe deposit box transactions.** The agent is authorized to open, maintain, and have access to all safe deposit boxes, to renew, release or terminate any safe deposit box, to execute all instruments and documents necessary to carry out the purposes of this power, and in general, exercise all powers with respect to present and future safe deposit boxes which the principal could, if present and under no disability, exercise.
- Insurance and annuity transactions.** The agent is authorized to procure, acquire, continue, renew, terminate or otherwise deal with any type of insurance or annuity contract, to exercise all powers of the principal with respect to such contracts, to assign, transfer, surrender, or otherwise deal with any such contract, and in general, exercise all powers with respect to insurance contracts, annuities, and other financial instruments.
- Loan transactions.** The agent is authorized to borrow money, mortgage or pledge any real estate or tangible or intangible personal property as security for such purposes, to give, extend, pay, and satisfy any notes or other forms of obligation, and in general, exercise all powers with respect to secured and unsecured loans, mortgages, and other financial instruments.
- Real estate transactions.** The agent is authorized to execute, assign, release, reassign, release, reassign, assign, demand, sue for, claim and recover any and all real estate interests, to execute all instruments and documents necessary to carry out the purposes of this power, and in general, exercise all powers with respect to real estate, including but not limited to, the purchase, sale, lease, mortgage, and other interests in real estate, and to execute all instruments and documents necessary to carry out the purposes of this power.
- Business operations.** The agent is authorized to organize or continue and conduct any business (which may include, without limitation, any farming, manufacturing, or other business), to exercise all powers of the principal with respect to such business, to execute all instruments and documents necessary to carry out the purposes of this power, and in general, exercise all powers with respect to business operations, including but not limited to, the purchase, sale, lease, mortgage, and other interests in business, and to execute all instruments and documents necessary to carry out the purposes of this power.
- Commodity and option transactions.** The agent is authorized to buy, sell, exchange, assign, convey, settle and exercise commodities futures contracts and options, to execute all instruments and documents necessary to carry out the purposes of this power, and in general, exercise all powers with respect to commodities and options, including but not limited to, the purchase, sale, lease, mortgage, and other interests in commodities and options, and to execute all instruments and documents necessary to carry out the purposes of this power.
- Claims and litigation.** The agent is authorized to institute, prosecute, defend, abandon, compromise, estimate, settle and dispose of any claim in favor of or against the principal, to execute all instruments and documents necessary to carry out the purposes of this power, and in general, exercise all powers with respect to claims and litigation, including but not limited to, the purchase, sale, lease, mortgage, and other interests in claims and litigation, and to execute all instruments and documents necessary to carry out the purposes of this power.
- Tax matters.** The agent is authorized to execute all instruments and documents necessary to carry out the purposes of this power, and in general, exercise all powers with respect to tax matters, including but not limited to, the purchase, sale, lease, mortgage, and other interests in tax matters, and to execute all instruments and documents necessary to carry out the purposes of this power.
- Social Security, unemployment and military service benefits.** The agent is authorized to procure, apply for, and receive any and all benefits under any law or regulation, including but not limited to, Social Security, unemployment, military service, and other benefits, and to execute all instruments and documents necessary to carry out the purposes of this power, and in general, exercise all powers with respect to such benefits, including but not limited to, the purchase, sale, lease, mortgage, and other interests in such benefits, and to execute all instruments and documents necessary to carry out the purposes of this power.
- Retirement plan transactions.** The agent is authorized to contribute to, withdraw from, and deposit funds in any type of retirement plan (which term includes, but is not limited to, pension, profit sharing, stock bonus, and other retirement plans, individual retirement accounts, defined contribution plans, and other retirement plans), to execute all instruments and documents necessary to carry out the purposes of this power, and in general, exercise all powers with respect to retirement plans, including but not limited to, the purchase, sale, lease, mortgage, and other interests in retirement plans, and to execute all instruments and documents necessary to carry out the purposes of this power.
- Tangible personal property transactions.** The agent is authorized to buy and sell, lease, exchange, convey, possess and otherwise deal with all tangible personal property, including but not limited to, real estate, personal property, and all other property, and in general, exercise all powers with respect to tangible personal property, including but not limited to, the purchase, sale, lease, mortgage, and other interests in tangible personal property, and to execute all instruments and documents necessary to carry out the purposes of this power.

UNOFFICIAL COPY

Parcel 1:

Lot 36 and the South 1/2 of Lot 37 in Block 215 of West Grossdale, a subdivision in the West 1/2 of the West 1/2 of Section 3, Township 38 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.
P.I.N.: 18-03-303-010
Property Address: 4323 Deyo, Brookfield, Illinois

Parcel 2:

Lots ninety (90) and ninety-one (91) in Block seventeen (17) in the Resubdivision of Blocks nine (9) to twenty (20), inclusive, in Stough's Second Addition to Hinsdale, a subdivision of the South East quarter of Section eleven (11), Township thirty-eight (38) North, Range eleven (11), East of the Third Principal Meridian, in DuPage County, Illinois.
P.I.N.: 09-11-406-003
Property Address: 6115 Monroe St., Hinsdale, Illinois

94262199

Property of Cook County Clerk's Office