

# UNOFFICIAL COPY

GEORGE E. COLE  
LEGAL FORMS

No. 806  
November 1994

## WARRANTY DEED Statutory (Illinois) (Individual to Individual)

CAUTION Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR S PATRICIA J. PIETRZAK, attorney-in-fact for STEVE S. PIETRZAK, CAROLINE T. PIETRZAK, married to STEVE S. PIETRZAK, and PATRICIA J. PIETRZAK, a single person

of the City of Calumet City County of Cook State of Illinois for and in consideration of

Ten and no/100 DOLLARS, and other good and valuable considerations in hand paid,

CONVEY and WARRANT to ERIC/BENNETT 1366 W. Greenleaf, 3N Chicago, IL 60626 the following described Real Estate situated in the County of Cook in the State of Illinois to wit

95718985

Above Space for Recorder's Use Only

Lot Ten in Block Five (5), in "Ford-Homes", a subdivision of the south west quarter (1/4) of the north west quarter (1/4) of Section 7, Township 36 North, Range 15, East of the Third Principal Meridian, in Cook County Illinois

### REAL ESTATE TRANSFER TAX

Calumet City - City of Homes \$404.00

### REAL ESTATE TRANSFER TAX

Calumet City - City of Homes \$404.00

hereby releasing and waiving all rights under and by virtue of the Homestead Act and all other laws, and

ATTORNEYS' NATIONAL TITLE NETWORK

Document No(s):

and to General Taxes for 1995 and subsequent years.

Permanent Real Estate Index Number(s): 30-07-120-009

Address(es) of Real Estate: 399 Manatee, Calumet City, IL 60409

Dated this 6th day of October, 1995

Steve S. Pietrzak by Patricia A. Pietrzak, his attorney in fact pursuant to Power of Attorney dated March 28, 1992 a copy of which is attached hereto as Exhibit A  
Caroline T. Pietrzak  
Patricia J. Pietrzak

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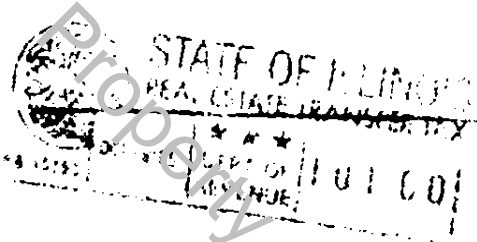
33.50

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## Warranty Deed Individual to Individual

GEORGE E. COLE  
LEGAL FORMS

TO



PROPERTY OF COOK COUNTY CLERK'S OFFICE

State of Illinois, County of Cook, the undersigned, a Notary Public in and for

said County, in the State aforesaid, DO HEREBY CERTIFY that Caroline T. Pietrzak, Patricia J. Pietrzak, individually and as attorney in fact for Steve S. Pietrzak

NOTARY PUBLIC  
STATE OF ILLINOIS  
OFFICIAL SEAL

personally known to me to be the same person as Caroline T. Pietrzak subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that Caroline T. Pietrzak, Patricia J. Pietrzak 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 official seal, this 6<sup>th</sup> day of October 1995

Commission expires MARCH 10 1999

NOTARY PUBLIC

This instrument was prepared by S. W. Pagorek, 717 Burnham Ave., Calumet City, IL 60409

(Name and Address)

RICHARD I. FEINGOLD  
(Name)

SEND SUBSEQUENT TAX BILLS TO:

Eric Bennett

(Name)

395 Mainstreet

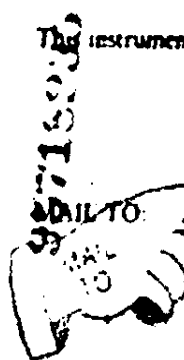
(Address)

Calumet City, IL 60409

(City, State and Zip)

RECORDER'S OFFICE BOX NO. \_\_\_\_\_

OR



MAIL TO:

55 E WALKER DR. #1870  
(Address)

CHICAGO, IL 60601  
(City, State and Zip)

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STATE OF ILLINOIS     )  
                                  )    ss.  
COUNTY OF COOK     )

## Affidavit

The undersigned, on behalf of Gould & Ratner, being first duly sworn on oath, states as follows:

1. She is an attorney with the law firm of Gould & Ratner which has, from time to time, represented Steve S. Pietrzak.
2. The attached is a true and correct copy of the original, executed Illinois Statutory Short Form Power of Attorney for Property, dated March 28, 1992, by Steve S. Pietrzak appointing Patricia J. Pietrzak his attorney-in-fact.

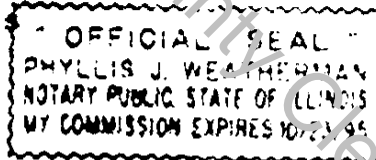
Affiant states nothing further.

GOULD & RATNER

95718935

By: *Karen Oslecki Meehan*  
Karen Oslecki Meehan

Subscribed and sworn to this 14 day of October, 1995.



*Phyllis J. Weatherman*  
Notary Public

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Property of Cook County Clerk's Office

STATE OF ILLINOIS  
COUNTY OF COOK  
CLERK

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## Illinois Statutory Short Form Power of Attorney for Property

(NOTICE: The purpose of this power of attorney is to give the person you designate (your "agent") broad powers to handle your property, which may include powers to pledge, sell or otherwise dispose of any real or personal property without advance notice to you or approval by you. This form does not impose a duty on your agent to exercise granted powers, but when powers are exercised, your agent will have to use due care to act for your benefit and in accordance with this form and keep a record of receipts, disbursements and significant actions taken as agent. A court can take away the powers of your agent if it finds the agent is not acting properly. You may name successor agents under this form but not co-agents. Unless you expressly limit the duration of this power in the manner provided below, until you revoke this power or a court acting on your behalf terminates it, your agent may exercise the powers given here throughout your lifetime, even after you become disabled. The powers you give your agent are explained more fully in Section 3-4 of the Illinois "Statutory Short Form Power of Attorney for Property Law" of which this form is a part (see the back of this form). That law expressly permits the use of any different form or power of attorney you may desire. (If there is anything about this form that you do not understand, you should ask a lawyer to explain it to you.)

POWER OF ATTORNEY made the 28th day of March, 1992  
(Month, Year)

I, <u>Steve S. Pietrzak</u> , (Name and Address of Principal) <u>399 Manistee - Calumet City, Illinois 60409</u>	
herby appoint	<u>Patricia S. Pietrzak</u> , (Name and Address of Agent) <u>399 Manistee - Calumet City, Illinois 60409</u>
as my attorney-in-fact (my "agent") to act for me and in my name (in any way I could act in person) with respect for the following powers, as defined in Section 3-4 of the "Statutory Short Form Power of Attorney for Property Law" (including all amendments), but subject to any limitations on or additions to the specified powers inserted in paragraph 2 or 3 below	
(You must strike out any one or more of the following categories of powers you do not want your agent to have. Failure to strike the title of any category will cause the powers described in that category to be granted to the agent. To strike out a category you must draw a line through the title of that category.)	
(a) Real estate transactions	(i) Tax matters.
(b) Financial institution transactions	(j) Claims and litigation.
(c) Stock and bond transactions	(k) Commodity and option transactions
(d) Tangible personal property transactions	(l) Business operations
(e) Safe deposit box transactions.	(m) Borrowing transactions
(f) Insurance and annuity transactions	(n) Estate transactions
(g) Retirement plan transactions	(o) All other property powers and transactions
(h) Social Security, employment and military service benefits	

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(Limitations on and additions to the agent's powers may be included in this power of attorney if they are specifically described below.)

2. The powers granted above shall not include the following powers or shall be modified or limited in the following particulars (here you may include any specific limitations you deem appropriate, such as a prohibition or conditions on the sale of particular stock or real estate or special rules on borrowing by the agent):

3. In addition to the powers granted above, I grant my agent the following powers (here you may add any other delegable powers including, without limitation, power to make gifts, exercise powers of appointment, name or change beneficiaries or joint tenants or revoke or amend any trust specifically referred to below):

(Your agent will have authority to employ other persons as necessary to enable the agent to properly exercise the powers granted in this form, but your agent will have to make all discretionary decisions. If you want to give your agent the right to delegate discretionary decision-making powers to others, you should keep the next sentence, otherwise it should be struck out.)

4. My agent shall have the right by written instrument to delegate any or all of the foregoing powers involving discretionary decision-making to any person or persons whom my agent may select, but such delegation may be amended or revoked by any agent (including any successor) named by me who is acting under this power of attorney at the time of reference

(Your agent will be entitled to reimbursement for all reasonable expenses incurred in acting under this power of attorney. Strike out the next sentence if you do not want your agent to also be entitled to reasonable compensation for services as agent.)

5. My agent shall be entitled to reasonable compensation for services rendered as agent under this power of attorney

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(This power of attorney may be amended or revoked by you at any time and in any manner. Absent amendment or revocation, the authority granted in this power of attorney will become effective at the time this power is signed and will continue until your death unless a limitation on the beginning date or duration is made by initiating and completing either (or both) of the following.)

6 ( ) This power of attorney shall become effective on (insert a future date or event during your lifetime, such as court determination of your disability, when you want this power to first take effect)

7 ( ) This power of attorney shall terminate on (insert a future date or event, such as court determination of your disability, when you want this power to terminate prior to your death)

(if you wish to name successor agents, insert the name(s) and address(es) of such successor(s) in the following paragraph.)

8 If any agent named by me shall die, become incompetent, resign or refuse to accept the office of agent, I name the following (each to act alone and successively, in the order named) as successor(s) to such agent

For purposes of this paragraph 8, a person shall be considered to be incompetent if and while the person is a minor or an adjudicated incompetent or disabled person or the person is unable to give prompt and intelligent consideration to business matters, as certified by a licensed physician

(If you wish to name your agent as guardian of your estate, in the event a court decides that one should be appointed, you may, but are not required to, do so by retaining the following paragraph. The court will appoint your agent if the court finds that such appointment will serve your best interests and welfare. Strike out paragraph 9 if you do not want your agent to act as guardian.)

9 If a guardian of my estate (my property) is to be appointed, I nominate the agent acting under this power of attorney as such guardian to serve without bond or security

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10. I am fully informed as to all the contents of this form and understand the full import of this grant of powers to my agent.

Signed, Principal: *Steve Pietrzak*

(You may, but are not required to, request your agent and successor agents to provide specimen signatures below. If you include specimen signatures in this power of attorney, you must complete the certification opposite the signatures of the agent and successors.)

Specimen signatures of agent (and successors)

I certify that the signature of my agent (and successors) are correct

Agent: *Patricia J. Pietrzak*

Principal: *Steve Pietrzak*

Successor:

Principal:

Successor:

Principal:

(This power of attorney will not be effective unless it is notarized, using the form below.)

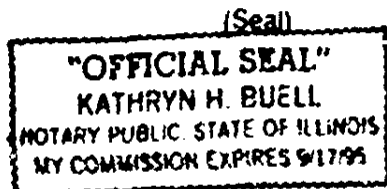
State of Illinois )  
County of Cook ) ss.

The undersigned, a notary public in and for the above county and state, certifies that:

Steve S. Pietrzak

known to me to be the same person whose name is subscribed as principal to the foregoing power of attorney, appeared before me in person and acknowledged signing and delivering the instrument as the free and voluntary act of the principal for the uses and purposes therein set forth, and certified to the correctness of the signature(s) of the agent(s)

Dated March 28, 1992



*Kathryn H. Buell*  
Notary Public  
My commission expires 9/17/95

(The name and address of the person preparing this form should be inserted if the agent will have power to convey any interest in real estate)

This document was prepared by: Patricia J. Pietrzak, 399 Manistee, Calumet City, IL

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