

UNOFFICIAL COPY

STATE OF ILLINOIS)
COUNTY OF COOK) SS

98763862

AFFIDAVIT OF AGENT

DEPT-01 RECORDING #43.50
T60089 TRAN 3684 08/27/98 10:02:00
#8045 # RC *-98-763862
COOK COUNTY RECORDER

The undersigned being first duly sworn on oath deposes and states as follows:

1. He/she is the agent named in the attached (copy of a) Power of Attorney dated 11-26-97 and made by Barbara A. Jones
2. The attached (copy of) Power of Attorney is to the best of my knowledge a true copy of the original Power of Attorney.
3. That to the best of my knowledge the Principal who executed the attached (copy of) Power of Attorney is alive.
4. That to the best of my knowledge the powers enumerated in the attached (copy of) Power of Attorney have not been altered or terminated.
5. That a legal description of the property affected is attached hereto as Schedule A.
6. That I make this affidavit for the purpose of inducing Intercounty Title Company/ Special Agency Services and Intercounty National Title Insurance Company to rely upon the undersigned's actions taken pursuant to said Power of Attorney.

FURTHER YOUR AFFIANT SAYETH NOT.

Dated: 8-20, 1998

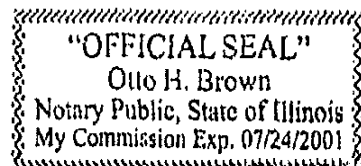
Austin Jones
Signature of Agent

702 W. Gordon Terrace, Chicago, IL 60613-2232
Address

AUSTIN JONES
Printed Name of Agent

I, the undersigned, a notary public in and for the County and State aforesaid certify that appeared before me this day the person whose name is subscribed to the foregoing affidavit, and acknowledged that he signed the foregoing Affidavit as a free and voluntary act, for the uses and purposes therein set forth this 20 day of Aug, 1998.

[Signature]
Notary Public



Affix Seal

PREPARED BY and MAIL TO:

AUSTIN JONES
702 W. GORDON TERRACE
CHICAGO, IL 60613-2232

PIN NUMBER and ADDRESS

PIN: 25-01-117-016 0000
8958 S Jeffery
Chicago IL 60617

SIS 30 135C
SIS-A DIVISION OF INTERCOUNTY

17

98763862

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

DURABLE POWER OF ATTORNEY

I, BARBARA A. JONES, of Long Beach, California appoint AUSTIN JONES, my brother (referred to below as "my attorney"), a sample of whose signature appears below, my true and lawful agent and attorney, for me and in my name with reference to any interest from time to time owned by me in property, real or personal, wherever located ("property"), or other matters in which I from time to time may have a personal or financial interest.

1. To deposit in or withdraw from any bank, trust company, savings association, safe deposit company, broker or other depository or agent any moneys or other property and to examine or receive related records, including canceled checks.

2. To open and enter on my behalf any safe deposit box rented or held by me alone or jointly with others, at any time to deposit in such box and to remove from such box any part or all of the contents thereof, including any security or tangible personal property, as often and as freely as I could do if personally present, and to cancel or modify the lease under which such box is rented and to surrender or exchange the same.

3. To pay my ordinary household expenses, to arrange for and pay the costs of the services of a companion, domestic servant, nurses or doctors to care for me, and to pay and arrange for medical, nursing, hospital, convalescent and other health care and treatment for me, including admission to hospitals and consent to treatment, and to make the application for insurance, pension, or employee benefits related to such health care and treatment. Further, to admit me to or secure my release from any hospital, to consent

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

on my behalf to any treatment or surgical procedure for any injury or disease from which I may be suffering and to have access to any medical records pertaining to my physical or mental condition or any communications, oral or written, from any doctor engaged to treat me. Any doctor engaged to treat me may rely on this Power of Attorney in divulging information as to my mental or physical condition. As used herein, "doctor" includes physician, surgeon, osteopath, psychologist, chiropractor and other health care professionals.

4. To retain, invest in, acquire by purchase, subscription, lease or otherwise, manage, sell, contract to purchase or sell, grant, obtain or exercise options to purchase, options to sell or conversion rights, assign, transfer, convey, delivery, endorse, exchange, pledge, mortgage, abandon, improve, repair, maintain, insure, lease for any term and otherwise deal with all property, and to release and waive any right or homestead therein, if any.

5. To enter upon and demand possession of, maintain, manage, improve, subdivide, resubdivide, raze, alter, dedicate, vacate, partition, release, lease or renew, amend or extend leases for any term, contract to make leases, grant options to lease or to purchase the whole or any part of the reversion, contract regarding the manner of fixing present or future rentals, grant easements or charges of any kind on or with respect to, and cultivate, irrigate and operate, all interests in real estate now or hereafter owned by me, including beneficial interests in any trust and leasehold interests, and related improvements, equipment and supplies, alone or with others, by general or limited partnerships, trust agreements, joint ventures, corporations, associations, sharecrop

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

agreements, leases, management by agency agreements, participation in government programs or otherwise.

6. To borrow from any source for any purpose and mortgage or pledge any property to any lender, including my attorney individually.

7. To demand, sue for, receive and otherwise take steps to collect or recover all debts, rents, proceeds, interest, dividends, annuities, securities for money, goods, chattels, bequests, income from property, damages and all other property which I may be entitled or which are or may become due me from any person or organization; to commence, prosecute or enforce, or to defend, answer or oppose, contest and abandon all legal proceedings in which I am or may hereafter be interested; and to settle, compromise or submit to arbitration any accounts, debts, claims, disputes and matters now existing or which may here-after arise between me and any other person or organization and to grant an extension of time for the payment or satisfaction thereof on any terms, with or without security.

8. To continue to carry, purchase, cancel or dispose of fire, casualty, property or income protection, medical, hospital, life, liability, or other insurance and to pay any premiums thereon.

9. To vote and give proxies to vote securities and approve or oppose mergers, consolidations, foreclosures, liquidations, reorganizations or changes in the financial structure or any organization, and all other matters which may come before the shareholders; and to enter into voting trusts and other agreements restricting the voting, transfer or other use or disposition of interests in any organization.

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

10. To retain, continue, operate, manage, organize, acquire, invest in, terminate and dispose of, alone or with others, proprietorships, corporations, limited or general partnerships, joint venture, land trusts or other business or property-holding organizations under the laws of any jurisdiction; to lease, sell, purchase or otherwise transfer any property to or from, make further investments in or advance or loan funds to, with or without security, and incur obligations on account of or for the benefit of, any such organization; and to employ any persons for such purposes and delegate to them such powers and discretions as my attorney considers advisable.

11. To undertake performance of any and all acts, whether or not otherwise specifically enumerated herein, including the sale of any property or the borrowing of any funds, which my attorney consider necessary or appropriate in order to purchase United States treasury bonds redeemable at par in payment of federal estate taxes; provided, however, that nothing herein shall be construed as requiring my attorney to acquire any such bonds.

12. To appear and represent me in regard to and to take all actions convenient or appropriate in connection with taxes imposed by any municipal, state, United States or foreign authority or government relating to any tax liability or refund, abatement or credit (including interest or penalties) due or alleged to be due from or to me or any other person or organization, association or trust for which I am responsible for the preparation, signing, executing, verifying, acknowledging or paying of any tax due or filing of a return or report, including without limitation federal or state income or gift tax, for any and all taxable years or periods; and for such purposes to inspect or receive copies of any tax

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

returns filed by or for me, reports or other papers or documents, compromises or adjustments of any and all claims.

13. To prepare, draw, make, sign, execute, seal, acknowledge, verify, discount, accept, endorse, with or without recourse on me, waive, demand, notice and notice of protest, file and delivery on my behalf any and all checks, options, orders, notes, drafts, overdrafts, certificates of deposit, bills of exchange deeds, directions to land trustees, mortgages, leases, powers of sale, drafts, bonds (or indemnity or otherwise) and contracts, transfers, assignments, proxies, agreements, receipts, releases, release deeds, composition agreements, discharges, income or personal or tangible property or fit of other tax returns, estimates, declarations, certificates, schedules, statements, claims of abatement, refund or credit, protests, requests (including requests for rulings from proper authorities), applications, waivers (including waiver of restrictions on the assessment or collection of any deficiency or additional tax), acceptances (including acceptance of any determination or proposed determination of additional tax or overassessment or overpayment of tax, including interest and penalties), consents or waivers or agreements for a later determination and assessment and collection of taxes than is provided by applicable statutes of limitations, closing agreements (whether in respect of a tax liability of a specific matter or otherwise), petitions, pleadings, motions, stipulations, consents, and any other papers, documents or writings or things, with or without guarantee, surety obligations, covenants, warranties, indemnifications, representations, powers of substitution, affirmative or otherwise.

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

14. To appoint and employ, with or without compensation, any accountants, attorneys at law, investment counsel, agents, servants or other persons, including their agents and associates, and to dismiss or discharge the same and to appoint or employ any others in their stead as my true and lawful attorney, or for any other purpose, including, but not limited to, appearances before the Treasury Department of the United States, the Tax Court of the United States, the United Court of Claims or any other court of the United States or the District of Columbia, or any state, municipal or foreign court, and any department or official of the United States government or state, municipal or foreign government, with full power and authority to such agents and attorneys to do any and all acts convenient or appropriate in connection with such matters, including the specific acts described above, and to substitute attorneys and agents subsequent to the date of such appointment and prior to any revocation thereof, and to delegate or revoke the authority so granted to them.

15. To pay, as my attorney shall think fit, any debts, or interest, payable by me, or taxes, assessments, and expenses due and payable or to become due and payable for my use and benefit, or for the use and benefit of any person to whom I have a legal obligation of support.

16. To the extent my attorney thinks I might have done, to make unconditionally or upon such terms and conditions as my attorney shall think fit, such donations or contributions to publicly supported charities, private operating foundations and private foundations, all as defined in present Internal Revenue Code Section 170 or any equivalent statute. My attorney shall have sole discretion in making such donations or

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

contributions, or my attorney may also make subscriptions, for any reason that my attorney determine such donations, contributions or subscriptions shall be made.

17. To substitute and appoint in my attorney's place and stead (on such terms and at such salary or compensation as my attorney shall think fit) one or more attorney or attorneys to exercise for me as my attorney or attorneys any or all of the powers and authorities hereby conferred, and to revoke any such appointment from time to time, and to substitute or appoint any other or others in the place of such attorney or attorneys, as my attorney shall, from time to time think fit.

18. Finally (without prejudice to any in enlargement of the authority above conferred) to execute each and every instrument, to undertake each and every obligation, and to take from time to time any and all action of whatsoever nature and with relation to any matters whatsoever, whether or not specifically mentioned herein, and to exercise in respect thereto as full and complete power and discretion and I myself might or could do.

19. If AUSTIN JONES fails or ceases to act as my attorney, I name my cousin, JACKIE LEGGETT of Jackson, Mississippi, as my attorney. My attorney shall be reimbursed for all reasonable expenses incurred in connection with services here under and may charge reasonable compensation for services. My attorney shall exercise or omit to exercise the powers and authorities granted herein in each case as my attorney in my attorney's own absolute discretion deem desirable or appropriate under existing circumstances. I hereby ratify and confirm as good and effectual, at law or in equity, all that my attorney, and any agents and attorneys appointed by my attorney, and their agents,

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

associates and substitutes, may do by virtue hereof. However, despite the above provisions, nothing herein shall be construed as imposing a duty on my attorney to act or assume responsibility for any matters referred to above or other matters even though my attorney may have power or authority hereunder to do so.

Upon my death, my attorney shall account to the personal representative of my estate for all money and property that has come into my attorney's hands.

If any power or authority hereby sought to be conferred upon my attorney should be invalid or unexercisable for any cause or not recognized by any person or organization dealing with my attorney, the remaining powers and authorities given to my attorneys hereunder shall nevertheless continue in full force and effect.

My attorney shall be reimbursed for all reasonable expenses incurred in connection with services hereunder and may charge reasonable compensation for services.

Each person, partnership, corporation or other legal entity relying or acting upon this power of attorney shall be entitled to presume conclusively that this power of attorney is in full force and effect unless written notice shall have been given by me to such person, partnership, corporation or other legal entity that this power has been revoked. In addition, revocation of the appointment of my attorney shall not be effective until my attorney has received actual notice of its revocation in writing from me and delivered to my attorney; until receipt of such actual notice, my attorney shall not be liable to me for any action taken by my attorney.

No person, partnership, corporation or legal entity relying upon this power of attorney shall be required to see to the application and disposition of any moneys, stocks, bonds,

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

securities or other property paid to or delivered to my attorney or my attorney's substitute, pursuant to the provisions hereof.

It is my intent that this power of attorney shall remain in full force and effect and that the power granted herein shall continue without interruption until my death unless previously revoked by me; or, in the event that I become disabled, incapacitated, or incompetent, until such time as I am adjudged incompetent or a disabled person by any court.

If my attorney has received from a physician familiar with my condition written notice that I am incapacitated and the notice certifies that I am unable to transact ordinary business and I subsequently act to revoke this Power of Attorney, if my attorney in good faith questions whether I am then able to transact ordinary business, my attorney may decline to honor my purported act of revocation unless and until my attorney is satisfied, or a court determines, that I am capable of transacting ordinary business.

UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

Specimen signature of my attorney:

Austin Jones

AUSTIN JONES

I certify to the correctness of the signature of my attorney and I execute this Power

of Attorney on 11/26/97

Barbara A. Jones

BARBARA A. JONES

Witnesses:

Barbara J. Heid Residing at: 8955 S. Ridgeland Ave
Chicago, Ill. 60617

Rosemary L. Boney Residing at: 9127 S. Constance
Chicago, Ill. 60617

STATE OF ILLINOIS)

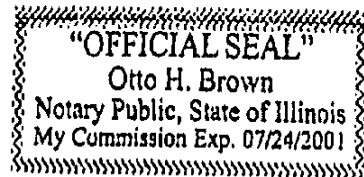
COUNTY OF COOK)

The undersigned, a notary public in and for the above county and state, certifies that AUSTIN JONES, personally known to me to be the same person whose name is subscribed to the foregoing Durable Power of Attorney, appeared before me in person, and acknowledged that he signed and delivered the instrument as his free and voluntary act, for the uses and purposes therein set forth.

Dated: November 26, 1997

Otto H. Brown

NOTARY PUBLIC



UNOFFICIAL COPY

Property of Cook County Clerk's Office

UNOFFICIAL COPY

File S1530135C - Legal Addendum

LEGAL: LOT 21 IN BLOCK 3 IN JEFFERY PARK ADDITION IN THE EAST 1/2
OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP
37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN
COOK COUNTY, ILLINOIS.

ADDRESS: 8958 S JEFFERY BLVD.
CHICAGO, IL 60617

PIN: 25-01-117-046-0000

Mail to: Otto Brown
9129 S. Constance
Chicago IL 60617

Property of Cook County Clerk's Office

98763862

UNOFFICIAL COPY

Property of Cook County Clerk's Office