



U.S. Department of Justice
United States Marshals Service

UNITED STATES MARSHAL'S QUITCLAIM DEED

b)
SP

Handwritten initials and marks on the left margin.

77-D-790

This Deed, made and entered into this 12th day of March, 1998,
between Joseph G. DiLeonardi, United States Marshal for
the Northern District of Illinois, whose address
is 219 South Dearborn St, Rm 2444, Chicago, Illinois 60604
of the first part,

And,
American National Bank & Trust Company of Chicago whose legal address is
Trustee under Trust Agreement dated January 9, 1998 and known and
Trust Number 123746-09 whose legal address is
120 South LaSalle Street, Chicago, Illinois 60603 of the
second part;

Witnesseth, That whereas, at a regular term in the U.S. District
Court of the United States, held in and for said District in a case entitled United States of America v.
3010 West Fulton, Chicago, Illinois, Case number 89-C 2736
on the 21st day of January, 1992, a Default Decree of Forfeiture
(enter title of Order) was entered
pursuant to 21 USC 881, declaring that (enter appropriate words - e.g., all right, title and interest of
[enter name or names]) all rights, title and interest of Jonathon Penny and the
property located at 3010 West Fulton, Chicago, Illinois

was forfeited to the United States of America in the hereinafter described property and subject only to:
American National Bank & Trust Company of Chicago as Trustee under Trust
Agreement dated January 9, 1998 and known as Trust No.123746-09

EXEMPT UNDER PROVISIONS OF PARAGRAPH D, SECTION 4,
REAL ESTATE TRANSFER TAX ACT.

9/28/98 [Signature]
DATE BUYER, SELLER OR REPRESENTATIVE

DEPT-01 RECORDING 931.00
T#0000 TRAN 0651 10/06/98 09:49:00
42526 # CG # - 78 - 875384
COOK COUNTY RECORDER
DEPT-10 PENALTY \$28.00

BOX 333-CTT

UNOFFICIAL COPY

And Whereas, According to law, the United States Marshal is charged with the duty to dispose of said property:

And Whereas,

Now, Therefore, I, Joseph G. Dileonardi, United States Marshal for said District, by virtue of my office, and by force of the statute in such cases made and provided for, and for and in consideration of \$130,000.00 in hand paid to me by American National Bank & Trust Company of Chicago Trust #123746-09

do grant, bargain, sell, set over and forever quitclaim unto American National Bank and Trust Company, Chicago, Illinois, as Trustee, in pursuance of a certain Trust Agreement dated January 9, 1998 and known as Trust No. 123746-09 as owner (indicate form of ownership) all the right, title, interest and claim which the United States of America, on this date has in the following described tract or parcel of land, to wit:

Lot 39 in Flint's addition to Chicago in Lee's Subdivision of the Southwest 1/4 of section 12, township 39 north, range 13, east of the third principal meridian in Cook County, Illinois.

also known by street and number as:

3010 West Fulton, Chicago, Illinois

To Have And To Hold, The said tract or parcel of land together with the appurtenances and privileges thereunto belonging or in anywise therunto appertaining, unto American National Bank & Trust Company of Chicago as Trustee u/e/a dated 1-9-1998 and known as heirs, executors, administrators, successors and assigns forever.

And Furthermore, The United States of America does for itself, its heirs, executors, administrators, successors and assigns, covenant with the said American National Bank & Trust Company, heirs, executors, administrators, successors and assigns that from and after the ensueing of these presents the said United States of America, its heirs, executors, administrators, successors or assigns, will have and claim no right in, or to said quitclaimed premises.

In Witness Whereof, I have hereunto set my hand and seal this 12th day of March, 1998

Signature of Joseph G. Dileonardi (Type name of U.S. Marshal)

Northern District of Illinois

80255386

UNOFFICIAL COPY

United States of America:

Northern District of Illinois

I, Michael Dobbins, Clerk of the U.S. District Court of the
United States for the Northern District of Illinois
do hereby certify that Joseph G. DiLeonardi, United States Marshal
for the Northern District of Illinois,
who is to me known to be the same person named in and who executed the foregoing Marshals Quitclaim
Deed, this day personally appeared before me and acknowledged that he voluntarily executed the same as
said United States Marshal, and for the consideration expressed therein.

In Witness Whereof, I have hereunto set my hand and affixed the Seal of said U.S.
District Court, at the City of Chicago
in said District, this 12th day of March, 1998.

Michael W. Dobbins, Clerk.

Grantee: United States Marshals Service

Property of Cook County Clerk's Office

98895384

Property of Cook County Clerk's Office

988883388

MARSHAL'S QUITCLAIM

- DEED -

U.S. District Court,

Northern District of Illinois

United States of America

versus

3010 West Fulton

Chicago, Illinois

Jonathon Penny, et al

Filed _____ day of _____

_____, A. D. 19____

RETURN TO:

Burton S. Crossman
2906 W. Peterson- Suite A
Chicago, IL. 60659

_____, Attorney.

UNOFFICIAL COPY

CERTIFICATE OF RECORDATION

STATE OF ILLINOIS)

COUNTY OF COOK)

This is to certify that a Quitclaim Deed dated the 12th day of
March, 1998, from the UNITED STATES MARSHAL to AMERICAN NATIONAL
BANK AND TRUST COMPANY, Grantee, located in Chicago, Illinois, conveying property in
Chicago, Illinois, was filed for recordation at _____ o'clock ____ m., on the ____ day of
_____, 1998, and has been recorded at pages _____ to _____, inclusive, of
Deed Book No. _____, of the public records of my office.

This the _____ day of _____, 1998.

REGISTER OF DEEDS
Cook County, IL

By: _____

Deputy

RETURN TO:
Sandra Robins
General Services Administration
Property Disposal Division
10 Causeway Street
Boston, MA 02222

98895394

UNOFFICIAL COPY

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 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, or 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 present or 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 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 charges of any kind, to release, convey or assign any right, title or interest in or about or encumbrance 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 otherwise engaged 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 obligated 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 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 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.

Office