

10408

UNOFFICIAL COPY 78156858

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Cook County Recorder 25.50

**TRUSTEE'S DEED**

(TENANCY BY THE ENTIRETY)

**THIS INSTRUMENT WAS PREPARED BY**

**TONI Y. BENNETT**

**BANCO POPULAR, ILLINOIS**

**8383 WEST BELMONT AVE., RIVER GROVE**

THE GRANTOR, BANCO POPULAR, ILLINOIS, (F/K/A) PIONEER BANK & TRUST COMPANY, a corporation of Illinois, 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 17TH day of MARCH, 1993, and known as Trust Number 25696, for the consideration of Ten and No/100 dollars, and other good and valuable considerations in hand paid, conveys and quit

The above space for recorders use only

claims to BRUNILDA GUZMAN AND ANTONIO BENIQUEZ not as joint tenants or tenants in common, but as tenants by the entirety, parties of the second part, whose address is 2935 WEST AUGUSTA BLVD., CHICAGO, IL. 60622 the following described real estate, situated in COOK county, Illinois, to-wit:

THE WEST 53.77 FEET OF LOTS 14 AND 15 IN BLOCK 12 IN HUTCHINSON AND COLT'S SUBDIVISION OF BLOCKS 2,6,12 AND 16 IN CARTER'S SUBDIVISION OF BLOCKS 1, 2, 3, 4 AND 7 OF CLIFFORD'S ADDITION TO CHICAGO A SUBDIVISION OF THE EAST HALF (E1/2) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 2940-42 WEST AUGUSTA BLVD., CHICAGO, IL. 60622

PIN: 16-01-309-025-0000

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD unto said party of the second part, said premises not in tenancy in common, but in Tenancy by the Entirety forever.

SUBJECT TO:

COOK COUNTY RECORDER

Cook County Clerk's Office

# UNOFFICIAL COPY

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 (if any there be) or record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Vice President/Trust Officer and attested by its Assistant Secretary this 9TH day of FEBRUARY, 1998.



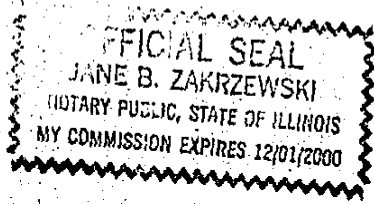
BANCO POPULAR, ILLINOIS,  
(F/K/A) PIONEER BANK & TRUST COMPANY,  
as Trustee, as aforesaid, and not personally,

By [Signature]  
VICE PRESIDENT/TRUST OFFICER

Attest [Signature]  
ASSISTANT SECRETARY

STATE OF ILLINOIS, }  
COUNTY OF COOK } SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named Vice President/Trust Officer and Assistant Secretary of BANCO POPULAR, ILLINOIS, (F/K/A) PIONEER BANK & TRUST COMPANY, An Illinois Corporation, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President/Trust Officer and Assistant Secretary respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said Corporation for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said Corporation caused the corporate seal of said Corporation to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said Corporation for the uses and purposes therein set forth.



Given under my hand and Notary Seal, Date FEBRUARY 19, 1998

Notary Public Jane B. Zakrzewski

NAME SMITH; ROTHCHILD FINANCIAL CORP.  
STREET 21 N. LaSALLE ST., SUITE 400  
CITY CHICAGO, ILLINOIS 60601

FOR INFORMATION ONLY  
INSERT STREET ADDRESS OF ABOVE  
DESCRIBED PROPERTY HERE

2940-42 W. Augusta Blvd  
Chicago, IL 60622

INSTRUCTIONS

RECORDER'S OFFICE BOX NUMBER \_\_\_\_\_

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**UNOFFICIAL COPY**  
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated Feb 25, 1998 Signature: Arloris Staples  
Grantor or Agent

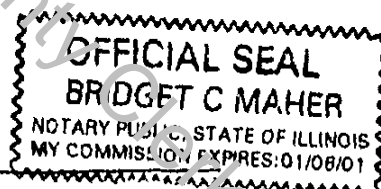
Subscribed and sworn to before me by the said \_\_\_\_\_ this 25<sup>th</sup> day of February, 1998.  
Notary Public Bridget C. Maher



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated Feb 25, 1998 Signature: Arloris Staples  
Grantee or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ this 25<sup>th</sup> day of February, 1998.  
Notary Public Bridget C. Maher



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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