

UNOFFICIAL COPY



0021135463

PROPERTY POWER OF ATTORNEY

I, **CHERYL S. FABIAN**, residing at 180 Selwyn, Buffalo Grove, Illinois, hereby appoint **Larry D. Fabian**, residing at 180 Selwyn, Buffalo Grove, Illinois, (hereinafter referred to by me as "my Attorney" or "my Agent") as my true and lawful agent and attorney, with reference to the execution and the delivery of each and every document required and necessary to complete the refinancing with Washington Mutual Bank, FA of the real estate and improvements thereto commonly known as **150 Selwyn, Buffalo Grove, Illinois**, (hereinafter "Property") and in reference to other

COOK COUNTY
RECORDER
EUGENE "GENE" MOORE
BIRMINGHAM, ALABAMA

matters specifically relating thereto; such powers to specifically include the execution and delivery of an installment promissory note in the amount of approximately \$269,600.00 and Mortgage to secure same to Washington Mutual Bank, FA or as otherwise directed by Washington Mutual Bank FA and any and all first mortgage documents secured by the Property and required by the mortgagee or the agent/broker for the mortgagee relating thereto; the payment of all fees and expenses relating to the acceptance and recordation of same, and the tender of payments due to consummate the refinancing as aforesaid; the execution of affidavits, certifications of completion or correctness, local tax declarations, loan disclosures, owner-occupancy certification, IRS Tax Reporting disclosures, HUD-1 Settlement Statements, and the like, all I might or could do myself. My agent shall have the power to endorse, deposit or otherwise negotiate any instrument payable to me. A sample of my Attorney's signature appears below. The Property is legally described as follows:

374005

Lot 378 in Cambridge Countryside Unit 6 being a subdivision in the North 1/2 of Section 9, Township 42 North, Range 11 East of the Third Principal Meridian, according to Plat registered in the Office of the Registrar of Titles in Cook County, Illinois on August 7, 1967 as Doc. No. 2339711. PIN: 03-09-118-004-0000

I ratify and confirm as good and effectual, at law or in equity, all that my attorney, and any other agents appointed by my attorney, may do by virtue thereof. However, nothing herein shall be construed as imposing a duty upon 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. Each person 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 or entity that this Power of Attorney has been revoked. In addition, revocation of the appointment of my attorney shall not be effective until my attorney receives actual notice of its revocation in writing and delivered to him; until receipt of such actual notice, my attorney shall not be liable to me for any action taken by him during this period. No person relying upon this Power of Attorney shall be required to see to the application and disposition of any monies, deeds or other property paid to or delivered to my attorney pursuant to the provisions hereof. This Power of Attorney shall not be affected by my subsequent disability or incompetency. **This Power of Attorney shall become effective on the date hereof and shall terminate at the time of the Closing of the foregoing refinancing of the Property by me.**

IN WITNESS WHEREOF, this Durable Power of Attorney is executed October 3rd thru October 7th day of, 2002.

Cheryl S. Fabian
CHERYL S. FABIAN

Signature of my Attorney:

Larry D. Fabian
Larry D. Fabian

I hereby certify that the signature of my Attorney is true and correct.

Cheryl S. Fabian
CHERYL S. FABIAN

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STATE OF ILLINOIS)
COUNTY OF COOK) SS

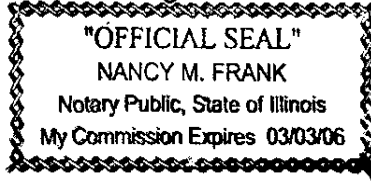
On this October 3rd thru October 8th
2002, Cheryl S. Fabian, personally appeared before me, and known by me to be the person whose name is subscribed to the foregoing Durable Power of Attorney, and acknowledged to me that she executed the same for the purposes therein set forth and provided.

*# married to
Larry D. Fabian*

10/3/02

Nancy M. Frank

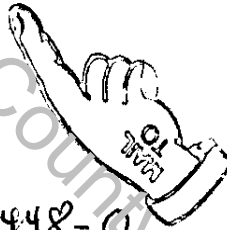
(Notary Public)



Prepared by and Mail To:

Lewis R. Shapiro
550 W. Frontage Road Suite 2775
Northfield, Illinois 60093

Mail to: Washington Mutual Bank
3050 Highland Parkway
Downers Grove, IL 60515
~~Attn~~
Loan # 03 - 2282 - 060187448 - 0



Property of Cook County Clerk's Office