ATC16086 2015

GEORGE E. COLE® LEGAL FORMS

No. 251-REC September 1997

POWER OF ATTORNEY FOR PROPERTY (Illinois)

CAUTION: Consult a lawyer before using or acting under this form. All warranties, including merchantabiltiy and fitness are excluded.

ILLINOIS STATUTORY SHORT FORM POWER OF AT ORNEY FOR PROPERTY.



Above Space for Recorder's use only (NOTICE: THE PURPOSE OF THIS POWER OF ATTORNEY IS TO GIVE THE PERSON YOU DESIGNATE (YOUR "AGENT") BROAD POVIERS 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 IMOSE A DUTY ON YOUR AGENT TO EXERCISE GRANTED POWERS: BUT WHEN POWERS ARE EXERCISED, YOU 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 COUPT 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 THROUGHT YOUR LITTIME, EVEN AFTER YOU BECOME DISABLED. THE POWERS YOU GIVE YOUR AGENT ARE EXPAINED 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 OF 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 ATTORNE	Y made this		April	,192003
1. I, hereby CHRIST	IAN MALDONADO o			, appoint
	(INSERT NAME AND	ADDRESS OF UD'A	CIPALI	
appoint: SHELDON SCHWARTZ,	Attorney, 750 Lak	e Cook Rd. Buffa	Grove.	TT. KAARA
	(INSERT NAME A	ND ADDRESS OF AC	ENT	<u>11 00089,</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 to 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.
- (b) Financial institution transactions.
- (f) Stock and bond transactions.
- (a) Tangible personal property transactions.
- (4) Safe deposit box transactions
- (1) Insurance and annuity transactions.
- (8) Retirement plan transactions.
- (1) Social Security, employment and military service benefits.
- (i) Fax matters.
- Claims and litigation.
- (1) Commodity and option transactions.
- (1) Business operations:
- (h) Borrowing transactions.
- (n) Estate transactions.
- (d) All other property powers and transactions

(LIMITATIONS ON AND ADDITIONS TO THE AGENT'S POWERS MAY BE INCLUDED IN THIS POWER OF ATTORNEY

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 prohibition or conditions on the sale of particular stock or real estate or special rules on borrowing by the agent):
Powers granted are limited to acts necessary to sell property located at
455 W. Grant Place, Unit 16, Chicago, Illinois 60614 (Permanent Real Estate Index
No. 14-33-114-050-1016) to CARRIE GAGNA.
onder of the state
3. In addition to the powers granted above, I grant my agent the following powers (here you may add any other delegable powers including, with limitation, power to make gifts, exercise powers of appointment, name or change beneficiaries or joint tenant or revoke or amend any trust specifically referred to below):
The power to diff Granton's share of the
sale of the real property described in paragraph 2 above to Grantor's daughter
Michelle Elaine Maldocado (for purchase of residence).
Ox
YOUR AGENT WILL HAVE AUTHORITY TO EMPLOY OTHER PERSONS AS NECESSARY TO ENABLE THE AGENT
DISCRETIONARY DECISIONS. IF YOU WANT TO GIVE YOUR AGENT THE RIGHT TO DELEGATE DESCRETIONARY DECISION-MAKING POWERS TO OTHERS, YOU SHOULD KEEP THE NEXT SENTENCE, OTHERWISE IT SHOULD BE STRUCK OUT.)  4. YOU SHOULD KEEP THE NEXT SENTENCE, OTHERWISE IT SHOULD BE STRUCK OUT.)  4. YOU SHOULD KEEP THE NEXT SENTENCE, OTHERWISE IT SHOULD BE STRUCK OUT.)  4. YOU SHOULD KEEP THE NEXT SENTENCE, OTHERWISE IT SHOULD BE STRUCK OUT.)  4. YOU SHOULD KEEP THE NEXT SENTENCE, OTHERWISE IT SHOULD BE STRUCK OUT.)  4. YOU SHOULD KEEP THE NEXT SENTENCE, OTHERWISE IT SHOULD BE STRUCK OUT.)  4. YOU SHOULD KEEP THE NEXT SENTENCE, OTHERWISE IT SHOULD BE STRUCK OUT.)  4. YOU SHOULD KEEP THE NEXT SENTENCE, OTHERWISE IT SHOULD KEEP THE NEXT SENTEN
(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 rend red as agent under this power or attorney.
(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 UNTELLYOUR DEATH UNLESS A LIMITATION ON THE BEGINNING DATE OR DURATION IS MADE BY INITIALING AND COMPLETING EITHER (OR BOTH) OF THE FOLLOWING:)
6. (X) This power of attorney shall become effective on <u>signing</u> (insert a future date or event during your lifetime, such as court determination of your disability, when you want this power to first
completion of the sale of 455 W. Grant (insert a future date or event, such as court determination of your disability, when you want this power to terminate prior to your death).  September 1, 2003, whichever shall earlier occur.  (IF YOU WISH TO NAME SUCCESSOR AGENTS, INSERT THE NAME(S) AND ADDRESS(ES) OF SUCH SUCCESSOR(S) IN THE FOLLOWING PARAGRAPH)

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BY AR RHY RIGHT REALT REALTH AND PARTHER REALTH REPORT ARCIDIT WATER A REALTH R X TH FOR CHY I BY (6) TH FRANK KIN KIN KIN HOE HAN HIE KAN HA KABASAN MAKKANA BAKKAN KAKAN KAKAN KAKAN KA

AY A KERANA KARANA KARA ACAMENT REEX LUTA CORREST ROLL OF THE REPART REPART REPARTMENT AND REPART REPARTMENT AND VERY REPARTMENT AND RE SECUMENT A DIOCY BEALT ALL MBEDEV A ROCKE A LATOR AR Y KIND SHALK X HARDES Y YAR Y Y KIND SHALK ARANG Y HARDES Y ARANG Y ARANG Y HARDES Y ARAN AMAYA ROYA KANANA KANAN XKMCATGERYESE ESEXTEQUE VINCES X SELOGE VINCES X VINCES X VINCES X SELOGE VINC

9. It's 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.

10. I am fully informed as to all the contents of this form and understand the full impo-

(PRINCIPAL)

CHRISTIAN MALDONADO

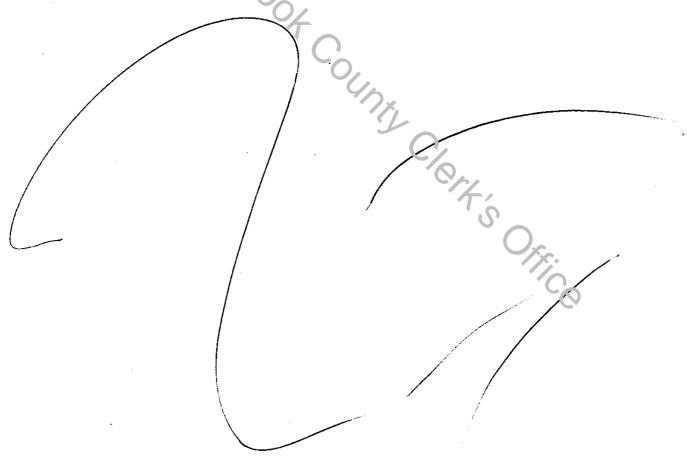
SECTION 3-4 of the Illinois Statutory Short Form Power of Attorney for Property Law

Section 3-4. Explanation of powers grant of in the statutory short form power of attorney for property. This Section defines each category of powers listed in the statutory short form power of attorney for property and the effect of granting powers to an agent. When the title of any of the following categories is ret lined (not struck out) in a statutory property power form, the effect wil be to grant the agent all of the principal's rights, powers and cust revious with respect to the types of property and transactions covered by the retained category, subject to any limitations on the granted powers that appear on the face of the form. The agent will have authority to exercise each granted power for and in the name of the principal with respect to all of the principal's interests in every type of property or transaction covered by the granted power at tor time of exercise, whether the principaal's interests are direct or indirect, whole or fractional, legal, equitable or contractual, as a joint tenant or tenant in common or held in any other form; but the agent will not have power under any of the statutory categories (a) through (o) to make gifts of the principal's property, to exercise powers to appoint to others or to change any beneficiary whom the principal 's designated to take the principal's interests at death under any will, trust, joint tenancy, beneficiary form or contractual arrangement. The scent will be under no duty to exercise granted powers or to assume control of or responsibility for the principal's property or affairs; but when granted powers are exercised, the agent will be required to use due care to act for the benefit of the principal in according with the terms of the statutory property power and will be liable for negligent exercise. The agent may act in person or through others reasonably employed by the agent for that purpose and will have authority to sign and delivers all instruments and do all other acts reasonably necessary to implement the exercise of the powers granted to the agent.

- (a) Real estate transactions. The agent is authorized to: buy, sell, exchange, rent and last real estate (which term includes, without limitation, real estate subject to a land trust and all beneficial interests in and powers of direction under any land trust); collect all rent, sale proceeds and earnings from real estate, convey, assign and accept title to real estate; grant easements, create conditions and release rights of homestead with respect to real estate; create land trusts and exercise all powers under land trusts; hold, posess, maintain, repair, improve subdivide, manage, operate and insure real estate; pay, contest, protest and compromise real estate taxes and assessments; and, in general, exercise all powers with respect to real estate which the principal could if present and under no disability.
- (b) Financial institution transactions. The agent is authorized to: open, close, continue and control all accounts and deposits in any type of financial institution (which term includes, without limitation, banks, trust companies, savings and building and loan associations, credit unions and brokerage firms); deposit in and withdraw from and write checks on any financial institution account or deposit; and, in general, exercise all powers with respect to financial institution transactions which the principal could if present and under no disability.

- (c) Stock and bond transactions. The agent is authorized to: buy and sell all types of securities (which term includes, without limitation, stocks, bonds, mutual funds and all other types of investment securities and financial instruments); collect, hold and safekeep all dividends, interest, earnings,, proceeds of sale, distributions, shares, certificates and other evidences of ownership paid or distributed with respect to securities; exercise all voting rights with respect to securities in person or by proxy, enter into voting trusts and consent to limitations on the right to vote; and, in general, exercise all powers with respect to securities which the principal could if present and under no disability.
- (d) Tangible personal property transactions. The agent is authorized to: buy and sell, lease, exchange, collect, posess and take title to all tangible personal property; move, store, ship, restore, maintain, repair, improve, manage, preserve, insure and safekeep tangible personal property; and, in general, exercise all powers with respect to tangible personal property which the principal could if present and under no disability.
- (e) Safe deposit box transactions. The agent is authorized to: open, continue and have access to all safe deposit boxes; sign, renew, release or terminate any safe deposit contract, drill or surrender any safe deposit box; and, in general, exercise all powers with respect to sefe deposit matters which the principal could if present and under no disability.
- (f) Insulable and annuity transactions. The agent is authorized to: procure, acquire, continue, renew, terminate or otherwise deal with any type of insurance or annuity contract (which terms include, with limitation, life, accident, health, disability, automobile casualty, property or liability insurance); pay premiums or assessments on or surrender and collect all distributions, proceeds or benefits payable unfer any insurance or annuity contract, and in general, exercise all powers with respect to insurance and annuity contracts which the principal could if present and under no disability.
- (g) Retirement plan transactions. The agent is authorized to: contribute to, withdraw from and deposit funds in any type of retirement plan (which terms include, with limitation, any tax qualified or nonqualified pension, profit sharing, stock bonus, employee savings and other retirement plan, it dividual retirement account, deferred compensation plan and any other type of employee plan); select and change payment options for the principal under any retirement plan; make rollover contributions from any retirement plan to other retirement plans or inductival retirement accounts; exercise all investment powers available under any type of self-directed retirement plan; and, in general, exercise all powers with respect to retirement plans and retirement plan account balances which the principal could if present and under no disability.
- (h) Social Security, unemployment and military errice benefits. The agent is authorized to: prepare, sign and file any claim or application for Social Security, unemployment or military service benefits; sue for, settle or abandon any claims to any benefit or assistance under any federal, state, local or foreign statute or regulation; contraol, deposit to any account, collect, receipt for, and take title to and hold all benefits under any Social Security, unemployment military service and governmental benefits which the principal could if present and under no disability.
- (i) Tax matters. The agent is authorized to: sign, verify and file all the principal's federal, state and local income, gift, estate, property and other tax returns, including joint returns and declarations of estated tax; pay all taxes; claim, sue for and receive all tax refunds; examine and copy all the principal's tax returns and records; represent the principal before any federal, state or local revenue agency or taxing body and sign and deliver all tax powers of attorney on behalf of the principal that may be necessary for such purposes; waive rights and sign all documents on behalf of the principal as required to rettle, pay and determine all tax liabilities; and, in general, exercise all powers with respect to tax matters which the principal could it present and under no disability.
- (j) Claims and litigation. The agent is authorized to: institute, prosecute, defend, abandon, compromise, arbitrate, settle and dispose of any claim in favor of or against the principal or any property interests of the principal; collect and receipt for any claim or settlement proceeds and waive or release all rights of the principal; employ attorneys and other and enter into contingency agreements and other contracts as necessary in connection with litigation; and, in general, exercise all powers with respect to claims and litigation which the principal could if present and under no disability.
- (k) Commodity and option transactions. The agent is authorized to: buy, sell, exchange, assign, convey, settle and exercise commidities futures contracts and call and put options on stocks and stock indices traded on a regulated options exchange and collect and receipt for all proceeds of any such transactions; establish or continue option accounts for the principal with any securities or futures broker; and, in general, exercise all powers with respect to commodities and options which the principal could if present and under no disability.

- (l) Business operations. The agent is authorized to: organize or continue and conduct any business (which term includes, without limitation, any farming, manufacturing, service, mining, retailing or other type of business operation) in any form, whether as a proprietorship, joint venture, partnership, corporation, trust or other legal entity; operate, buy, sell, expand, contract, terminate, or liquidate any business; direct, control, supervise, manage or participate in the operation of any business and engage, compensate and discharge business managers, employees, accountants and consultants; and, in general, exercise all powers with respect to business interests and operations which the principal could if present and under no disability.
- (m) Borrowing transactions. The agent is authorized to: borrow money; mortgage or pledge any real estate or tangible or intangible personal property as security for such purposes; sign, renew, extend, pay and satisfy any notes or other forms of obligation; and, in general, exercise all powers with respect to secured and unsecured borrowing which the principal could if present and under no disability.
- (n) Estate transactions. The agent is authorized to: accept, receipt for, exercise, release, reject, renounce, assign, diclaim, demand, sue for, claim and recover any legacy, bequest, devise, gift or other property interest or payment due or payable to or for the principal; assert any interest in and exercise any power over any trust, estate or property subject to fiduciary control; establish a revocable trust collety for the benefit of the principal that terminates at the death of the principal and is then distributable to the legal representative of the estate of the principal; and, in general, exercise all powers with respect to estates and trusts which the principal could if present as dur der no disability; provided, however, that the agent may not make or change a will and may not revoke or amend a trust revocable of emendable by the principal or require the trustee of any trust for the benefit of the principal to pay income or principal to the agent maless specific authority to that end is given, and specific reference to the trust is made, in the statutory property power form.
- (0) All other property provers and transactions. The agent is authorized to: exercise all possible powers of the principal with respect to all possible types of property and interests in property, except to the extent the principal limits the generality of this category (0) by striking out one or more of categories (a) through (n) or by specifying other limitations in the statutory property power form.



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(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 AGENTS.)

Specimen signati	ires of agent (and successors)	I certify that the signatures of my agent (and successors are correc
(AGENT)		(PRINCIPAL).
(SUCCESSOR AGENT)		(PRINCIPAL)
(SUCCESSOR AGENT)		(PRINCIPAL)
	TNESS WITNESS TORNEY WILL NOT BE EFFE	- CTIVE UNLESS IS IS NOTARIZED, USING THE FORM BELOW
STATE OF Howa	•	, ,
COUNTY OF Haw	ss.	
The undersigne CHRISTIAN MAI	ed, a notary public in and for the a	bove County and State, certifies that
known to me to be the s me in person and ackno	ame person whose name is subsci wledged signed and delivering the	ribed as principal to the foregoing power of attorney, appeared before instrument as the free and voluntary act of the principal, for the uses ness of the signature(s) of the agent(s)).
Dated: Opril 25.	SOOS (SEAL)	Songa J. Mahamusa
L.B.	C	(NOTARY PUBLIC), State of Conya J. Nakamura) Hawaii My commission expires 1-9-05
		40
(THE NAME AND AD WILL HAVE POWER	DRESS OF THE PERSON PRE TO CONVEY ANY INTEREST	PARING THIS FORM SHOULD BE INSERTED IF THE AGENT IN REAL ESTATE.)
This document was prep	pared by S. Schwartz 7	50 Lake Cork Rd Buffalo Grove, IL 60089
Legal Description:		16, Chicago, 1L 60614
	See Attached.	
Street Address:		
	umber:	

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### APR. 25. 2003 8:36PM UNOFFICIAL COPY

SHELDON SCHWARTZ As An Agent For Fidelity National Title Insurance Company 1941 Rohlwing Road Rolling Meadows, IL 60008

> ALTA Commitment Schedule A1

File No.: RTC16086

Property Address: 455 W. GRANT PLACE, UNIT 16,

CHICAGO IL 60614

#### Legal Description:

UNIT NO. 16 IN THE 455 GRANT PLACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING REAL ESTATE:

LOTS 33, 34, AND 35 IN HUSTED'S SUBDIVISION OF THE SOUTH PORTION OF BLOCK LOTS 33, 34, AND 35 IN HUSTED'S SUBDIVISION OF THE NORTH 1/2 OF THE NORTH 1/2 OF THE 13 IN CANAL TRUSTED'S SUBDIVISION OF THE NORTH 1/2 OF THE NORTH 1/4 OF SECTION 33, TOWNSHIP SOUTHEAST 1/4 AND THE FAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 15694866; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

