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Doc#: 0413829230 Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds

Date: 05/17/2004 12:17 PM Pg: 1 of 3

ABOVE SPACE FOR RECORDING PURPOSES

LIMITED POWER OF ATTORNEY FOR REAL ESTATE TRANSACTIONS

(NOTICE: THE PURPOSE OF THIS POWER OF AUTORNEY IS TO GIVE THE PERSON YOU DESIGNATE (YOUR "AGENT") BROAD POWERS TO HANDLE YOUR PROPERTY, WHICH MAY INCLUDE POWLRS TO PLEDGE, SELL OR OTHERWISE DISPOSE OF REAL PROPERTY WITHOUT ADVANCE NOTICE TO YOU OR APPROVAL BY YOU. THIS FORM DOES NOT IMPOSE A DUTY ON YOUR AGENT TO EXERCISE GRANTED POWERS; BUT WHEN POWERS ARE EXERCISED, YOUR AGENT WILL HAVE TO USE DUE CARE TO ACT FOR YOUR BENEFIT AND IN ACCORDANCE WITH THIS FORM AND KEEP A RECORD OF RECEIPTS, DISEURSEMENTS AND SIGNIFICANT ACTIONS TAKEN AS AGENT. A COURT CAN TAKE AWAY THE POWERS OF YOUR AGENT IF IT FINDS THE AGENT IS NOT ACTING PROPERLY. UNI ESS 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 THROUGHOUT YOUR LIFETIME, EVEN AFTER YOU BECOME DISABLED. THE POWERS YOU GIVE YOUR AGENT ARE EXPLAINED MORE FULLY IN SECTION 2- OF THE ILLINOIS "STATUTORY SHORT FORM POWER OF ATTORNEY FOR PROPERTY LAW".

POWER OF ATTORNEY made this 8 day of April , 2004.

- 1. I, Tim S. Grover, hereby appoint my wife, Katherine Grover, 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 real estate transactions, as defined in Section 3-4(a) of the "Statutory Short Form Power of Attorney for Property Law" (including all amendments), but subject to the limitations to the specified powers inserted in paragraph 2 below.
- 2. The powers granted above shall be limited to real estate transactions involving the following described properties:

BOX 333

NOFFICIAL

[See attached Legal Description(s)]

Address: 2320 West Adams, Unit 18, Chicago, Illinois 60612 PTN #: 17-18-106-009, 17-18-106-010, 17-18-106-011 17-18-106-012, 17-18-106-022

See attached Legal Description

- 3. This power of attorney shall become effective on April 7, 2004.
- 4. This power of attorney shall terminate on April 23, 2004.
- 5. I am fully informed as to all the contents of this form and understand the full import of this grant of powers to my agent

Grover, Principal WITNESS (in addition to notary STATE OF ILLINOIS) \$5. COUNTY OF COOK

The undersigned, a notary public in and for the above count; and state, certifies that Tim S. Grover, known to me to be the same person whose name is subscribed as principal to the foregoing power of attorney, appeared before me in person and acknowledged signing and delivering the instrument as the free and voluntary act of the Principals, for the uses and purposes merein set forth.

Given under my hand and official seal, this day of

THIS INSTRUMENT PREPARED BY:

MAIL TO:

Giselle C. Piraro Handler, Thayer & Duggan, L.L.C. 191 N. Wacker, Suite 2300 Chicago, IL 60606

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0413829230 Page: 3 of 3

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STREET ADDRESS: 2320 W. ADAMS STREET

UNIT 18

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER: 17-18-106-009-0000

010

LEGAL DESCRIPTION:

PARCEL 1:

UNIT 18 IN THE ADAMS PLACE TOWNHOMES CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 6 IN SECOND RESUBDIVISION OF BLOCKS 4 AND 5 (INCLUDING PRIVATE ALLEY) IN TRAVER'S SUBDIVISION OF SUBLOTS 1, 2, 5, 6, 10, 11, 12, AND 13 IN SUBDIVISION OF LOTS 8, 9, AND 10 IN BLOCK 10 IN ROCKWELL'S ADDITION TO CHICAGO, ALSO THE EAST 102 FEET OF THAT PART OF LOT 5 LYING NORTH OF ADAMS STREET IN BLOCK 10 IN ROCKWELL'S ADDITION TO CHICAGO, ALSO LOTS 12, 13, 14, AND 15 IN BLOCK 3 IN TRAVER'S SUBDIVISION OF SUB LOTS 1, 2, 5, 6, 10, 12 AND 13 IN SUBDIVION OF LOTS 8, 9 AND 10 IN BLOCK 10 IN ROCKWELL'S ADDITION TO CHICAGO, ALSO TOT 7 IN THOMPSON AND AMUNDSON'S SUBDIVISION OF LOTS 8, 9 AND 10 IN BLOCK 10 IN ROCKWELL'S ADDITION TO CHICAGO, ALSO ALL THAT PART OF THE VACATED EAST AND WEST ALLEY LYING SOUTH OF AND ADJOINING THE SOUTH LINE OF LOT 6 IN SECOND RESUBDIVION OF BLOCKS 4 AND 5 (INCLUDING PRIVATE ALEY) IN TRAVER'S SUBDIVISION OF SUBLOTS 1, 2, 5, 6, 10, 11, 12 AND 13 IN SUBDIVISON OF LOTS 8, 9, AND 10 IN BLOCK 10 IN ROCKWELL'S ADDITION TO CHICAGO, LYING NORTH OF AND ADJOINING THE NORTH LINE OF LOTS 12 AND 13, LYING NORTH AND NORTHWESTERLY OF AND ADJOINING THE NORTH AND NORTHWESTERLY LINES RESPECTIVELY OF LOT 14 AND LYING WEST OF THE EAST LINE OF SAID LOT 14 PRODUCED NORTH 16 FEET ALL IN BLOCK 3 OF TRAVER'S SUBDIVISION OF SUBDIVISION OF SUBDIVISION OF LOTS 8, 9, AND 10 IN BLOCK 10 IN NOCKWELL'S ADDITION TO CHICAGO, ALL IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT 'F." TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0334432034, AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COCK COUNTY, ILLINOIS.

PARCEL 2:

AN EASEMENT FOR PEDESTRIAN TRAFFIC AND VEHICLE PASSAGE FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF EASEMENT MADE BY ADAMS FLACE LLC, DESCRIBED AS FOLLOWS: THE NORTH-SOUTH 10 FOOT PRIVATE ALLEY LYING WEST OF FALL ADJOINING LOTS 1, 2, 3, 4, AND 5 IN SECOND RESUBDIVISION OF BLOCKS 4 AND 5 (INCLUDING PRIVATE ALLEY) IN TRAVER'S SUBDIVISION OF SUB LOTS 1, 2, 5, 6, 10, 11, 12, AND 13 IN SUBDIVISION OF LOTS 8, 9, AND 10 IN BLOCK 10 IN ROCKWELL'S ADDITION TO CHICAGO IN THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.