

# UNOFFICIAL COPY

POWER OF ATTORNEY made this 2nd day of July, 2004  
(month, year).

I, (insert name and address of principal) Margaret A. McCarthy - 14 Fairwood Court - Rockville, MD 20850  
hereby appoint: Edward M. Grabill Michael R. Grabill  
(insert name and address of agent) 707 Skokie Boulevard - Suite 420 - Northbrook, IL 60062

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.   | (i) <del>Tax matters.</del>                                |
| (b) <del>Financial institution transactions.</del>                        | (j) <del>Claims and litigation.</del>                      |
| (c) <del>Stock and bond transactions.</del>                               | (k) <del>Commodity and option transactions.</del>          |
| (d) <del>Tangible personal property transactions.</del>                   | (l) <del>Business options.</del>                           |
| (e) <del>Safe deposit box transactions.</del>                             | (m) Borrowing transactions.                                |
| (f) <del>Insurance and annuity transactions.</del>                        | (n) <del>Estate transactions.</del>                        |
| (g) <del>Retirement plan transactions.</del>                              | (o) <del>All other property powers and transactions.</del> |
| (h) <del>Social Security, employment and military service benefits.</del> |  |

Limitations on and additions to the agent's powers may be included in this power of attorney if they are specifically described below.)

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 a prohibition or conditions on the sale of particular stock or real estate or special rules on borrowing by the agent. This power of attorney is being granted solely to authorize the aforesaid agent to take all action and sign all documents, including, but not being limited to promissory notes, mortgages and HUD-1 Settlement Statement, on behalf of the undersigned principal in order to obtain and close loans to the undersigned principal from Greenpoint Mortgage Company in the amount of \$172,700.00 to be secured by a mortgage on the realty commonly known as Unit #3B- 3220 Sanders Road - Northbrook, IL 60062 and fully described on Exhibit "A" attached hereto; and to close the purchase of the realty described on Exhibit "A" hereto.

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3. In addition to the powers granted above, I grant my agent the following powers (here you may add any other delegable powers including, without limitation, power to make gifts, exercise powers of appointment, name or change beneficiaries or joint tenants or revoke or amend any trust specifically referred to below):

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

(Your agent will have authority to employ other persons as necessary to enable the agent to properly exercise the powers granted in this form, but your agent will have to make all discretionary decisions. If you want to give your agent the right to delegate discretionary decision making powers to others, you should keep the next sentence, otherwise it should be struck out.)

4. My agent shall have the right by written instrument to delegate any or all of the foregoing powers involving discretionary decision-making to any person or persons whom my agent may select, but such delegation may be amended or revoked by any agent (including any successor) named by me who is acting under this power of attorney at the time of reference.

(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 rendered as agent under this power of 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 until your death unless a limitation on the beginning date or duration is made by initialing and completing either (or both) of the following:)

6. ( ) This power of attorney shall become effective on July 2, 2004  
(insert a future date or event during your lifetime, such as court determination of your disability, when you want this power to first take effect)

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7. ( ) This power of attorney shall terminate on \_\_\_\_\_  
(insert a future date or event, such as court determination of your disability, when  
you want this power to terminate prior to your death)

(If you wish to name successor agents, insert the names) and address(es) of such successor(s) in  
the following paragraph.)

8. If any agent named by me shall die, become incompetent, resign or refuse to accept the  
office of agent, I name the following (each to act alone and successively, in the order named) as  
successor(s) to such agent:

For purposes of this paragraph 8, a person shall be considered to be incompetent if and while  
the person is a minor or an adjudicated incompetent or disabled person or the person is unable  
to give prompt and intelligent consideration to business matters, as certified by a licensed  
physician.

(If you wish to name your agent as guardian of your estate, in the event a court decides that one  
should be appointed, you may, but are not required to, do so by retaining the following  
paragraph. The court will appoint your agent if the court finds that such appointment will serve  
your best interests and welfare. Strike out paragraph 9 if you do not want your agent to act as  
guardian.)

9. If a 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 import of this  
grant of powers to my agent.

Signed (Principal) Margaret Anne McCarty

(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 agent and successors.

Specimen signatures of agent (and successors) I certify that the signatures of my agent (and  
successors) are correct.

(Agent) \_\_\_\_\_

(Principal) \_\_\_\_\_

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(Successor Agent) \_\_\_\_\_

(Principal) \_\_\_\_\_

(Successor Agent) \_\_\_\_\_

(Principal) \_\_\_\_\_

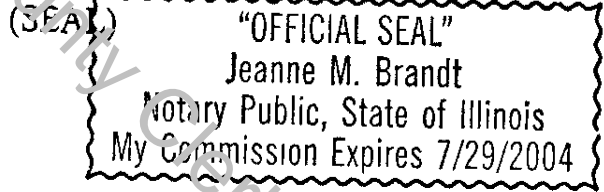
(This power of attorney will not be effective unless it is notarized and signed by at least one additional witness, using the form below.)

State of Illinois )  
 ) SS.  
County of Cook )

The undersigned, a notary public in and for the above county and state, certifies that MARGARET A. MC CARTHY known to me to be the same person whose name is subscribed as principal to the foregoing power of attorney, appeared before me and the additional witness in person and acknowledged signing and delivering the instrument as the free and voluntary act of the principal, for the uses and purposes therein set forth, and certified to the correctness of the signatures of the agent(s).

Dated: July 2, 2004

(Notary Public) Jeanne M. Brandt



My commission expires \_\_\_\_\_

The undersigned witness certifies that MARGARET A. MC CARTHY, known to me to be the same person whose name is subscribed as principal to the foregoing power of attorney, appeared before me and the notary public and acknowledged signing and delivering the instrument as the free and voluntary act of the principal, for the uses and purposes therein set forth. I believe him or her to be of sound mind and memory.

Dated: July 2, 2004

(SEAL)

Witness Edward M. Grabill

(The name and address of the person preparing this form should be inserted if the agent will have power to convey any interest in real estate.)

This document was prepared by: Olsen, Grabill & Flitcraft  
(Address) 707 Skokie Boulevard - Suite 420 - Northbrook, IL 60062