

# UNOFFICIAL COPY



Doc#: 0430102022  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 10/27/2004 07:34 AM Pg: 1 of 3

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Property of Cook County Clerk's Office

## POWER OF ATTORNEY

Made this 17 day of June, 2004.

The undersigned Jyh Chan Wu, of 2650 Keystone Ave Santa Clara, CA,  
(address/city/county/state)

hereby appoint JIUNN MO WU (hereinafter referred to as "said attorney," of the County of Cook and State of Illinois, the true and lawful attorney in fact, for and in the name and stead of, and on behalf of the undersigned, to do and execute and to deliver all or any of the following acts, instruments, deeds and things, at such time or times and from time to time as said attorney may determine, all with respect to all or any part of the real property below described or referred to in this Power of Attorney, (hereinafter referred to as "said real estate") as fully as the undersigned might or could do if personally present and acting, to-wit:

To contract to buy, sell, and to agree to convey, in fee simple absolute or in any lesser estate, for such price for cash or on credit, upon such terms and to such purchaser or purchasers and to make, execute and deliver such contracts for any such buy, sale or sales, containing such promises, agreements and provisions, all as said attorney may determine;

To perform all contracts concerning said real estate which the undersigned have entered into prior to or after this date;

To execute, acknowledge, receive, deliver and cause to be filed of record and recorded, such deeds or deeds and such other instrument or instruments of conveyance, with or without such covenants of warranty, or otherwise and with or without such other agreements and provisions and such reservations and conditions, such that taking of title in fee simple or in such lesser estate and in joint tenancy or in such other tenancy, all as said attorney may determine;

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**BOX 333-CTI**

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To waive all rights and benefits of the undersigned under and by virtue of the Homestead Exemption Laws of the State of Illinois, in any deed, trust deed, mortgage, or other instruments, executed pursuant to any of the foregoing powers and also in any acknowledgment thereof; and the undersigned hereby waive all rights and benefits under and by virtue of the Homestead Exemption laws of the State of Illinois.

To receive and receipt for all proceeds of sale or mortgage, option money, earnest money, rents, royalties and other income or funds, whether in currency or evidenced by check, draft or other instrument.

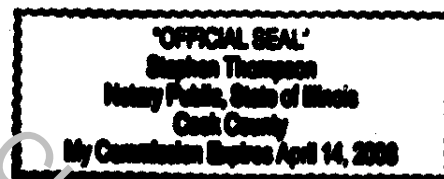
Said attorney shall have and may exercise any and all of the powers and authorities herein above granted at any time and from time to time, within three months from the date hereof, or until such prior date as such power and authority shall be revoked by instrument in writing signed by the undersigned and recorded in the Recorder's Office; of the county in the state of Illinois, wherein said real estate is situated.

The real estate with respect to which this Power of Attorney is executed is described as follows, to-wit:

The property located at **1910 S. State Street, Unit 429, Chicago, Illinois 60616.**  
 Permanent Real Estate Index Number(s): **17-21-414-001-0001-0000, 17-21-414-001-0002-0000, 17-21-414-001-0003-0000, 17-21-414-001-0004-0000, 17-21-414-001-0005-0000, 17-21-414-001-0006-0000**

STATE OF IL )  
 )  
 COUNTY OF Lake )

SS



The undersigned, a Notary Public in and for the County in the State aforesaid, DOES HEREBY CERTIFY THAT **Jyh Chan Wu** is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that (s)he signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

GIVEN under my hand and notarial seal this 17 day of June 2004.

Stephen Thompson

Notary Public

Instrument was prepared by : David Christian Kim, 180 N. Michigan, #1800, Chicago, IL 60601

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**LEGAL DESCRIPTION:**

UNIT NO. 429 and G-33 IN POINTE 1900 ON STATE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

A PORTION OF LOTS 1 TO 5, BOTH INCLUSIVE, TOGETHER WITH A PART OF THE VACATED 30 FOOT ALLEY, LYING WEST OF AND ADJOINING THE WEST LINE OF SAID LOTS 2 TO 5 IN BLOCK 32 IN CANAL TRUSTEES NEW SUBDIVISION OF BLOCKS IN EAST FRACTIONAL SOUTHEAST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "E" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0421739021; TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

SUBJECT ONLY TO: (I) non-delinquent real estate taxes; (II) applicable zoning, planned development and building laws and ordinances and other ordinances of record; (III) encroachments onto the Property, if any; (IV) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (V) covenants, conditions, agreements, existing leases on the common elements, building lines and restrictions of record; (VI) easements recorded at any time prior to Closing, including any easements established by or implied from the Declaration or amendments thereto and any easements provided for in any plat of subdivision of the Project which may hereafter be recorded; (VII) terms, conditions, and restrictions of the Declaration; (VIII) roads or highways, if any; (IX) Purchaser's mortgage, if any; and (X) limitations and conditions imposed by the Condominium Property Act of the State of Illinois ("Act").

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM; AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN. THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THERE WAS NO TENANT IN THE UNIT.