

# UNOFFICIAL COPY



H55567

## POWER OF ATTORNEY

Prepared by:  
JAMES P. ANTONOPOULOS, Esq.  
5045 North Harlem Avenue  
Chicago, Illinois 60656-3501

Doc#: 0434541041  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 12/10/2004 12:32 PM Pg: 1 of 3

HERITAGE TITLE COMPANY

KNOW ALL MEN BY THESE PRESENT, that I, SCOTT GRADEN, of the City of Chicago, County of Cook, State of Illinois do hereby make, constitute and appoint JAMES P. ANTONOPOULOS, of City of Chicago, County of Cook, State of Illinois, to be my true and lawful attorney, with limited discretion and full right of authority to execute in my name individually and as a manager of Damen/Chase, LLC, an Illinois limited liability company, all Real Estate Contracts, Deeds, Bill of Sale, Affidavit of Title, Land Trust Direction to Convey, ALTA statements, IRS forms, disclosures, closing statement, settlement statement, certifications, transfer declarations, any documents required by Buyer's lender, and any and all other documents relating to the sale of the property located at 7231 North Damen, Unit 7231-1, Chicago, Illinois, and legally described as follows:

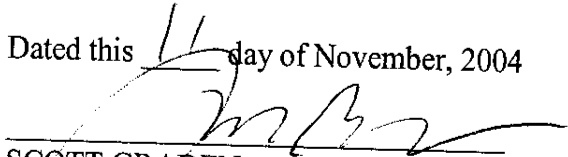
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See Attached Legal Description

Any person, firm or corporation, dealing with my said attorney shall be fully protected in relying or acting on this Power of Attorney prior to receipt of express notice of the revocation thereof, whether by operation of law or otherwise, and prior to such revocation, it shall be binding upon me, my heirs, personal representatives and assigns.

This power of attorney shall immediately terminate upon the transfer of this property. Scott Graden is alive and of sound mind and body.

Dated this 11 day of November, 2004

  
SCOTT GRADEN

State of Illinois, County of Cook, ss, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that SCOTT GRADEN

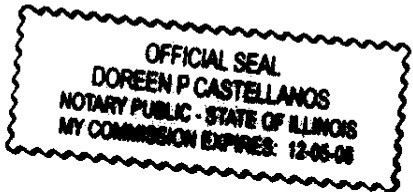
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personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 11 day of November, 2004.

Commission expires: 12-5-06

Doreen P Castellanos  
Notary Public



WITNESSES:

The undersigned witness certifies that SCOTT GRADEN is 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 set forth. I believe him or her to be of sound mind.

Dated: November \_\_\_\_, 2004

Nicholas J Castellanos  
Print Name

Nicholas J Castellanos (Seal)

Sula Stratta  
Print Name

Sula Stratta (Seal)

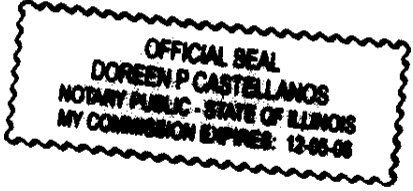
State of ILLINOIS )  
                                  )     SS.  
County of COOK     )

The undersigned, a notary public in and for the above county and state, certifies that the above Witnesses, 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 principal, for the uses and purposes therein set forth, (and certified to the correctness of the signature(s) of the agent(s)).

Dated: November 11, 2004

Doreen P Castellanos  
Notary Public

My commission expires 12-5-06



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## Exhibit A

H-55567

UNIT 7231-1 IN THE DAMEN SQUARE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 9 (EXCEPT THE SOUTH 116 FEET) AND LOT 10 (EXCEPT THE SOUTH 116 FEET) IN BLOCK 4 IN TOUHY'S ADDITION TO ROGERS PARK, IN SECTION 30, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0432934096, AND AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

P.I.N. 11-30-418-001-0000 (UNDERLYING P.I.N.)

C/K/A 7231 N. DAMEN, UNIT 1, CHICAGO, ILLINOIS 60645

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 LAND DESCRIBED HEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.