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ILLINOIS STATUTORY SHORT FORM

554538 (Durable)

Doc#: 0434908140 Eugene "Gene" Moore Fee: \$32.00 Cook County Recorder of Deeds Date: 12/14/2004 02:27 PM Pg: 1 of 5

POWER OF ATTORNEY FOR PROPERTY

Power of Attorney made this 9th day of November, 2004.

TICOR TITLE

NOTICE: THE PURPOSE OF THIS POWER OF ATTORNEY IS TO GIVE THE PERSON YOU DESIGNATE (YOUR "AGENT") BROAD POWERS 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 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, DISBURSEMENTS, 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. 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 EXPRESS THE POWERS GIVEN HERE THROUGHOUT YOUR LIFETIME EVEN AFTER YOU BECOME DISABLED. THE POWERS YOU GIVE YOUR AGENT ARE EXPLAINED 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. 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.

I, Pawel Nykaza, 5055 S. Luna, Stickney, IL 60638, hereby appoint: John Kuranty, 7925 W. 103rd Street, Ste. 1A, Palos Hills, Illinois, 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 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 STRIKEOUT ANYONE OR MORE OF THE FOLLOWING CATEGORIES OF POWERS YOU DO NOT WANT YOUR AGENT TO HAVE. TO STRIKEOUT 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 LINE THROUGH THE TITLE OF THAT CATEGORY.)

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

(LIMITATIONS ON AND ADDITIONS TO THE AGENTS POWERS MAY BE INCLUDED IN THIS POWER OF ATTORNEY IF THEY ARE SPECIFICALLY DESCRIBED BELOW.)

Pawel Nykaza  
Pawel Nykaza

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):

- Execute any and all documents necessary for the sale of real estate commonly known as 5055 S. Luna, Stickney, IL 60638, including all documents, deeds and affidavits to affect a transfer of title and possession, including conveyances and hypothecation's of the real estate and waiver of any and all rights of homestead:

LEGAL DESCRIPTION See Attached

Permanent Index Number: 19-09-125-052-0000

Common Address: 5055 S. Luna, Stickney, IL 60638

- To receive on his/her behalf at the herein contemplated closing all proceeds of sale, all reimbursements for expenses incurred on his/her behalf and for fees for services rendered, giving and granting unto my said attorney full power and authority to do and perform all and every act and thing whatsoever requested and necessary to be done in and about the premises, as fully and to all intents and purposes, as I might or could do if personally present at the doing thereof, with full power of substitution and revocation, hereby ratifying and confirming all my said attorney or substitute shall lawfully do or cause to be done by virtue hereof.

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):

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## NO ADDITIONAL POWERS.

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.

5. My agent shall be entitled to reasonable compensation for services rendered as agent under this power of attorney.

6. This power of attorney shall become effective on the date signed.

7. This power of attorney shall terminate upon my death and the subsequent disability or incapacity of the Principal shall not affect this power of attorney.

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: Bernadeta Szczech.

For such purposes of this paragraph 8, a person shall be considered to be incompetent is 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.

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 contents of this form and understand the full import of this grant of powers to my agent.

Pawel Nykaza  
Pawel Nykaza

(THIS POWER OF ATTORNEY WILL NOT BE EFFECTIVE UNLESS IT IS NOTARIZED AND SIGNED BY AT LEAST ONE ADDITIONAL WITNESS, USING THE FORM BELOW.)

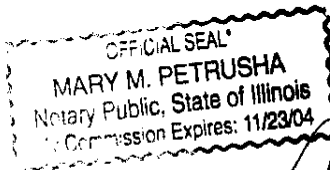
State of Illinois, County of Cook, ) ss

Pawel Robert Nykaza The undersigned, a notary public in and for the above county and state, certifies that Pawel Robert Nykaza, the undersigned, known to me to be the same person whose name is subscribed

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as principal to the foregoing power of attorney, appeared before me and the additional witness in person and acknowledged signing and delivering the instruments as the free and voluntary act of the principal, for the uses and purposes therein set forth.

Dated: November 9, 2004



*Mary M. Petrusa*  
 \_\_\_\_\_  
 NOTARY PUBLIC

I, Stanislaw Seczech a witness, certify that Pawel N. Karan 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.

November 9, 2004

*Stanislaw Seczech*  
 \_\_\_\_\_  
 Witness

Prepared by: John M. Kuranty, 7925 W. 103<sup>rd</sup> Street, Ste. 1A, Palos Hills, IL 60465

Mail to: John M. Kuranty, 7925 W. 103<sup>rd</sup> Str., Ste. 1A, Palos Hills, IL 60465 / (708) 430-1118

County of Cook Clerk's Office

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## TICOR TITLE INSURANCE COMPANY

**ORDER NUMBER:** 2000 000554538 OC

**STREET ADDRESS:** 5055 S. LUNA

**CITY:** STICKNEY

**COUNTY:** COOK COUNTY

**TAX NUMBER:** 19-09-125-052-0000

**LEGAL DESCRIPTION:**

LOT 25 AND THE SOUTH 8 FEET OF LOT 26 IN BLOCK 14 IN CRANE VIEW ARCHER AVENUE HOME ADDITION TO CHICAGO BEING A SUBDIVISION OF THE WEST 1/2 OF THE WEST 1/2 OF SECTION 9, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office