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## SHIRLEY C. YANG SHORT FORM POWER OF ATTORNEY FOR PROPERTY



Doc#: 0621247141 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/31/2006 12:10 PM Pg: 1 of 8

NOTICE REGARDING POWER OF ATTORNEY FOR PROPERTY: ONE OF THE PURPOSES 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 POWER; 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. UNLESS YOU EXPRESSLY LIMIT THE DURATION OF THIS POWER IN THE MANNER PROVIDED BELOW, UNTIL YOU REVOKE THIS POWER OF A COURT ACTING ON YOUR BEHALF TERMINATES IT, YOUR AGENT MAY EXERCISE THE POWERS GIVEN HERE THROUGHOUT THE DURATION OF THE TIME YOU ARE ACTING AS TRUSTEE. THE POWERS YOU GIVE YOUR AGENT ARE EXPLAINED MORE FULLY IN EXHIBIT A, WHICH APPEARS FOLLOWING THE ACKNOWLEDGMENT AFTER YOUR SIGNATURE. IF THERE IS ANYTHING ABOUT THIS FORM THAT YOU DO NOT UNDERSTAND, YOU SHOULD ASK A LAWYER TO EXPLAIN IT TO YOU.

POWER OF ATTORNEY made this July 14, 2006.

I, Shirley C. Yang, Individually and as Trustee of the Shirley C. Yang Declaration of Trust dated June 9, 1997 (the "Trust"), of 11120 Glenbrook Lane, Indian Head Park, Illinois 60525, County of Cook, and as trustee of any and all signature card accounts held at any bank or financial institution (which accounts are sometimes referred to as "payable on death accounts", or "Totten Trust Accounts", or otherwise, whether such accounts are governed by the provisions of the "Illinois Trust And Payable On Death Accounts Act", or any similar act of any other jurisdiction), pursuant to Illinois law, and subparagraph 8 of paragraph A of Article VII of the Trust, hereby appoint my spouse, ERIC Y. YANG, of 11120 Glenbrook Lane, Indian Head Park, Illinois 60525, County of Cook, and JANET RAE MONTGOMERY, of 1000 Jorie Boulevard, Suite 260, Oak Brook, Illinois 60523, or such of them as are from time to time willing and able to act, as my attorney-in-fact (herein sometimes individually and collectively called "my agent"), with respect to the following powers and matters:

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.
- (b) Financial institution transactions.
- ~~(c) Stock and bond transactions.~~
- ~~(d) Tangible personal property transactions.~~
- ~~(e) Safe deposit box transactions.~~
- (f) Insurance and annuity transactions.
- ~~(g) Retirement plan transactions.~~
- ~~(h) Social Security, employment and military service benefits.~~
- (i) Tax matters
- ~~(j) Claims and litigation~~
- ~~(k) Commodity and option transactions.~~
- ~~(l) Business operations.~~

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(m) Borrowing transactions.

~~(n) Estate transactions.~~

(o) All other property powers and transactions.

LIMITATIONS ON AND ADDITIONS TO THE AGENT'S POWERS MAY BE INCLUDED IN THIS POWER OF ATTORNEY IF THEY ARE SPECIFICALLY DESCRIBED BELOW.

- II. 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): NO LIMITATIONS.
- III. In addition to the powers granted above, I grant my agent the following powers listed in paragraphs 4 through 5, inclusive, hereafter.
- IV. My agent may appoint and employ, with or without compensation, any accountants, attorneys at law (including any firm of which my attorney hereunder is a partner or by which such attorney is employed, without diminishing or otherwise affecting his or her interests in the earnings of such firm, including reasonable compensation fixed by my agent hereunder), investment counsel, agents, servants or other persons, including their agents and associates, and dismiss or discharge the same and appoint or employ any others in their stead as my true and lawful attorneys, to appear and represent me as to all matters covered by this power of attorney, or for any other purpose; with full power and authority to such agents and attorneys to do any and all acts convenient or appropriate in connection with such matters, including the specific acts described above or below, and to substitute attorneys and agents subsequent to the date of such appointment and prior to any revocation thereof, and to delegate and revoke the authority so granted them.
- V. My agent may, (without prejudice to, but in enlargement of the authority above and below conferred), execute each and every instrument on my behalf as attorney-in-fact or in my name alone (and if in my name alone, with or without disclosing any fiduciary relationship), undertake each and every obligation, and take from time to time any and all action of whatsoever nature and with relation to any matters whatsoever, whether or not specifically mentioned herein, and exercise in respect thereto as full and complete power and discretion as I myself might or could do.

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.

- VI. 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.

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

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THIS POWER OF ATTORNEY MAY BE AMENDED OR REVOKED BY YOU AT ANY TIME AND IN ANY MANNER WHILE YOU HAVE THE CAPACITY TO DO SO. 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 YOU ARE NO LONGER ACTING AS TRUSTEE, OR UNTIL THE TRUST TERMINATES, UNLESS A LIMITATION ON THE BEGINNING DATE OR DURATION IS MADE BY INITIALING AND COMPLETING EITHER OR BOTH OF THE FOLLOWING:

a. ( ) This power of attorney shall become effective on \_\_\_\_\_.

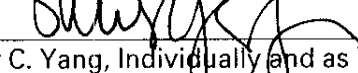
b. ( ) This power of attorney shall terminate on \_\_\_\_\_.

VIII. 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.

IX. The powers and authorities granted herein shall not be affected, impaired or exhausted by any non-exercise thereof or by any one or more exercises thereof. My agent shall exercise or not exercise the powers and authorities granted herein in each case as my agent, in my agent's own absolute discretion, deems desirable or appropriate under existing circumstances. I hereby ratify and confirm as good and effectual, at law and in equity, all that my agent, and any agents and attorneys appointed by my agent, and their agents, associates and substitutes, may do by virtue hereof. However, despite the above provisions, nothing herein shall be construed as imposing a duty on my agent to act or assume responsibility for any matters referred to above or other matters, even though my agent may have power or authority hereunder to do so.

X. Any action or decision of any agent with respect to any matter shall be as effective as if made by all agents; and a nonconcurring agent shall not be liable for any act or failure to act of the other agent or agents. My agents may execute documents by jointly signing one document or separately signing concurrent counterpart documents. Whenever used in this instrument (unless the context otherwise indicates) the terms "agent" and "agents" and any pronoun referring to those terms designate the agent or agents at any time acting hereunder, without regard to number.

XI. Reproductions of this executed original (with reproduced signatures and the certificate of acknowledgment) shall be deemed to be original counterparts of this power of attorney.

Signed:   
Shirley C. Yang, Individually and as Trustee as aforesaid, 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.)

The undersigned witness certifies that Shirley C. Yang, Trustee as aforesaid, the principal, 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 the principal to be of sound mind and memory.

Dated: July 14, 2006

Witness 

Residing at

4101 Winfield Road  
Warrenville, IL 60555

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STATE OF ILLINOIS    )  
                                   )    SS  
 COUNTY OF COOK     )

The undersigned, a notary public in and for the above county and state, certifies that Shirley C. Yang, 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 Shirley C. Yang, for the uses and purposes therein set forth.

Dated: July 24, 2006.



*Darline Foreman*  
 \_\_\_\_\_  
 Notary Public

My Commission Expires: 5/1/10

This instrument was prepared by:  
 Janet Rae Montgomery  
 Pokorny & Associates, Limited  
 1000 Jorie Boulevard, Suite 260  
 Oak Brook, Illinois 60523

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## bit A

Explanation of powers granted in the power of attorney for property. This Exhibit defines each category of powers listed in the form of power of attorney for property to which it is attached, and the effect of granting powers to an agent. When the title of any of the following categories is retained (not struck out), the effect will be to grant the agent all of the principal's rights, powers and discretions with respect to the types of property and transactions covered by the retained category, subject to any limitations on the granted powers that appear in the power of attorney. The agent will have authority to exercise each granted power for and in the name of the principal with respect to all of the principal's interests in every type of property or transaction covered by the granted power at the time of exercise, whether the principal's interests are direct or indirect, whole or fractional, legal, equitable or contractual, as a joint tenant or tenant in common or held in any other form; but the agent will not have power under any of the categories (a) through (o) to make gifts of the principal's property, to exercise powers to appoint to others or to change any beneficiary whom the principal has designated to take the principal's property or affairs; but when granted powers are exercised, the agent will be required to use due care to act for the benefit of the principal in accordance with the terms of the statutory property power and will be liable for negligent exercise. The agent may act in person or through others reasonably employed by the agent for that purpose and will have authority to sign and deliver all instruments, negotiate and enter into all agreements and do all other acts reasonably necessary to implement the exercise of the powers granted to the agent.

### (a) Real Estate Transactions.

The agent is authorized to: buy, sell, exchange, rent and lease real estate (which terms includes, without limitation, real estate subject to a land trust and all beneficial interests in and powers of direction under any land trust); collect all rent, sale proceeds and earnings from real estate; convey, assign and accept title to real estate; grant easements, create conditions and release rights of homestead with respect to real estate; create land trusts and exercise all powers under land trusts; hold, possess, maintain, repair, improve, subdivide, manage, operate and insure real estate; pay, contest, protest and compromise real estate taxes and assessments; and, in general, exercise all powers with respect to real estate which the principal could if present and under no disability.

### (b) Financial Institution Transactions.

The agent is authorized to: open, close, continue and control all accounts and deposits in any type of financial institution (which term includes, without limitation, banks, trust companies, savings and building and loan associations, credit unions and brokerage firms); deposit in and withdraw from and write checks on any financial institution account or deposit; and, in general, exercise all powers with respect to financial institution transactions which the principal could if present and under no disability.

### (c) Stock and Bond Transactions.

The agent is authorized to: buy and sell all types of investment securities (which term includes, without limitation, stocks, bonds, mutual funds and all other types of investment securities and financial instruments); collect, hold and safekeep all dividends, interest, earnings, proceeds of sale, distributions, shares, certificates and other evidences of ownership paid or distributed with respect to securities; exercise all voting rights with respect to securities in person or by proxy, enter into voting trusts and consent to limitations on the right to vote; and, in general, exercise all powers with respect to securities which the principal could if present and under no disability.

### (d) Tangible Personal Property Transactions.

The agent is authorized to: buy and sell, lease, exchange, collect, possess and take title to all tangible personal property; move, store, ship, restore, maintain, repair, improve, manage, preserve, insure and safekeep tangible personal property; and, in general, exercise all powers with respect to tangible personal property which the principal could if present and under no disability.

### (e) Safe Deposit Box Transactions.

The agent is authorized to: open, continue and have access to all safe deposit boxes; sign, renew, release or terminate any safe deposit contract; drill or surrender any safe deposit box; and, in general, exercise all powers with respect to safe deposit box matters which the principal could if present and under no disability.

### (f) Insurance and Annuity Transactions.

The agent is authorized to: procure, acquire, continue, renew, terminate or otherwise deal with any type of insurance or annuity contract (which terms include, without limitation, life, accident, health, disability, automobile casualty, property or liability insurance); pay premiums or assessments on or surrender and collect all distributions, proceeds or benefits payable under any insurance or annuity contract; and, in general, exercise all powers with respect to insurance and annuity contracts which the principal could if present and under no disability.

### (g) Retirement Plan Transactions.

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The agent is authorized to: contribute to, withdraw from and deposit funds in any type of retirement plan (which term includes, without limitation, any tax qualified or nonqualified pension, profit sharing, stock bonus, employee savings and other retirement plan, individual retirement account, deferred compensation plan and any other type of employee benefit plan); select and change payment options for the principal under any retirement plan; make rollover contributions from any retirement plan to other retirement plans or individual retirement accounts; exercise all investment powers available under any type of self-directed retirement plan; and, in general, exercise all powers with respect to retirement plans and retirement plan account balances which the principal could if present and under no disability.

## (h) Social Security, Unemployment & Military Service Benefits.

The agent is authorized to: prepare, sign and file any claim or application for Social Security, unemployment or military service benefits; sue for, settle or abandon any claims to any benefit or assistance under federal, state, local or foreign statute or regulation; control, deposit to any account, collect, receipt for, and take title to and hold all benefits under any Social Security, unemployment, military service or other state, federal, local or foreign statute or regulation; and, in general, exercise all powers with respect to Social Security, unemployment, military service and governmental benefits which the principal could if present and under no disability.

## (i) Tax Matters.

The agent is authorized to: sign, verify and file all the principal's federal, state and local income, gift, estate, property and other tax returns, including joint returns and declarations of estimated tax; pay all taxes; claim, sue for and receive all tax refunds; examine and copy all the principal's tax returns and records; represent the principal before any federal, state or local revenue agency or taxing body and sign and deliver all tax powers of attorney on behalf of the principal that may be necessary for such purposes; waive rights and sign all documents on behalf of the principal as required to settle, pay and determine all tax liabilities; and, in general, exercise all powers with respect to tax matters which the principal could if present and under no disability.

## (j) Claims and Litigation.

The agent is authorized to: institute, prosecute, defend, abandon, compromise, arbitrate, settle and dispose of any claim in favor of or against the principal or any property interests of the principal; collect and receipt for any claims or settlement proceeds and waive or release all rights of the principal; employ attorneys and others and enter into contingency agreements and other contracts as necessary in connection with litigation; and, in general, exercise all powers with respect to claims and litigation which the principal could if present and under no disability.

## (k) Commodity and Option Transactions.

The agent is authorized to: buy, sell, exchange, assign, convey, settle and exercise commodities futures contracts and call and put options on stocks and stock indices traded on a regulated options exchange and collect and receipt for all proceeds of any such transactions; establish or continue option accounts for the principal with any securities or futures broker; and, in general, exercise all powers with respect to commodities and options which the principal could if present and under no disability.

## (l) Business Operations.

The agent is authorized to: organize or continue and conduct any business (which term includes, without limitation, any farming, manufacturing, service, mining, retailing or other type of business operation) in any form, whether as a proprietorship, joint venture, partnership, corporation, trust or other legal entity; operate, buy, sell, expand, contract, terminate or liquidate any business; direct, control, supervise, manage or participate in the operation of any business and engage, compensate and discharge business managers, employees, agents, attorneys, accountants and consultants; and, in general, exercise all powers with respect to business interests and operations which the principal could if present and under no disability.

## (m) Borrowing Transactions.

The agent is authorized to: borrow money; mortgage or pledge any real estate or tangible or intangible personal property as security for such purposes; sign, renew, extend, pay and satisfy any notes or other forms of obligation; and, in general, exercise all powers with respect to secured and unsecured borrowing which the principal could if present and under no disability.

## (n) Estate Transactions.

The agent is authorized to: accept, receipt for, exercise, release, reject, renounce, assign, disclaim, demand, sue for, claim and recover any legacy, bequest, devise, gift or other property interest or payment due or payable to or for the principal; assert any interest in and exercise any power over any trust, estate, or property subject to fiduciary control; establish a revocable trust solely for the benefit of the principal that terminates at the death of the principal and is then distributable to the legal representative of the estate of the principal; and, in general, exercise all powers with respect to estates and trusts which the principal could if present and under no disability; provided, however, that the agent may not make or change a will and may not revoke or amend a trust revocable or amendable by the principal or require the trustee of any trust for the benefit of the

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principal to pay income or principal to the agent unless specific authority to that end is given, and specific reference to the trust is made, in the statutory property power form.

(o) All Other Property Powers and Transactions.

The agent is authorized to: exercise all possible powers of the principal with respect to all possible types of property and interests in property, except to the extent the principal limits the generality of this category (o) by striking out one or more of categories (a) through (n) or by specifying other limitations in the statutory property power form.

Property of Cook County Clerk's Office

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ORDER NO.: 1301 - 004370036  
ENCROW NO.: 1501 - 004370036

STREET ADDRESS: 1600 SOUTH INDIANA AVENUE UNIT # 1108 P4.11 & P4.12  
CITY: CHICAGO ZIP CODE: 60616 COUNTY: COOK  
TAX NUMBER: 17-22-302-027-0000

STREET ADDRESS: 1600 SOUTH INDIANA AVENUE  
CITY: CHICAGO ZIP CODE: 60616 COUNTY: COOK  
TAX NUMBER: 17-22-302-042-0000

Property of Cook County Clerk's Office

**LEGAL DESCRIPTION:**

UNIT 1108, P-119 AND P-120 TOGETHER WITH 1/3 UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LAKESIDE TOWER CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0614534066, AS AMENDED FROM TIME TO TIME IN THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.