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Doc#: 0719141142 Fee: \$28.00 Eugene "Gene" Moore RHSP Fee:\$10.00

Cook County Recorder of Deeds
Date: 07/10/2007 12:21 PM Pg: 1 of 3

COOK COUNTY RECORDING
DEBD
MORTGAGE
ASSIGNMENT
POWER OF ATTOPARY
RELEASE
SUBORDINATION AGREEMENT
OTHER
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## 2072870/V- UNOFFICIAL COPY

#### **KNOW ALL MEN BY THESE PRESENTS**

That I, Cesar J Fabian, of Chicago, Illinois, constituted and appointed, and BY THESE PRESENTS do make, constitute and appoint Marivic Reyes, of Chicago, IL, true and lawful ATTORNEY for me and in my name, place and stead to execute and correct any and all documents necessary, including mortgage documents, to consummate the purchase of the property commonly known as 2409 Balmoral, Unit 3G, Chicago, Illinois, commonly described as follows:

#### SEE LEGAL DESCRIPTION ATTACHED HERETO.

giving and granting unto my said ATTORNEY full power and authority to do and perform all and every act and thing whats bever, requisite and necessary to be done in and about the premises, as fully, 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 that my said ATTORNEY shall lawfully do or cause to be done by virtue hereof.

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal as of this 22nd day of June, 2007. This power of attorney becomes effective on the day it is signed and expires 3 months after the effective date.

Cesar J Fabian

STATE OF Illinois ) SS. COUNTY OF Cook )

The undersigned, a notary public in and for the above county and state, certifies that Cesar J Fabian, known to me to be the same person whose name is subscribed 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.

Dated: June 22, 2007

OFFICIAL SEAL
Notary Public - State of Illinois
HELEN CHAHARBAKHSHI

MPcapared to PECEMPER PR. 2003 Michna, 400 Central Avenue, Suite 210, Northfield, IL 60093

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### **UNOFFICIAL COPY**

#### PARCEL 1:

UNIT 2409-3G IN THE BALMORAL COURTS CONDOMINIUMS IV AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART "B"

THAT PART OF LOT 4 (EXCEPT THAT PART FALLING IN WESTERN AVENUE AS WIDENED) THE NORTH 66 FEET OF LOTS (EXCEPT THAT PART FALLING IN WESTERN AVENUE AS WIDENED) ALSO A STRIP OF LAND 16 1/2 FEET IN WIDTH LYING WEST OF AND ADJOINING SAID LOT 4 AND THE SAID NORTH 66 FEET OF LOT 5 AND CHING BETWEEN THE NORTH LINE OF SAID LOT 4 EXTENDED WEST AND THE SOUTH LINE OF THE SAIR NORTH 66 FEET OF LOT 5 EXTENDED WEST, ALL IN ASSESSOR'S DIVISION OF THE SOUTH EAST QUARTER OF THE NORTH EAST QUARTER OF THE NORTH EAST QUARTER AND THE NORTH EAST QUARTER OF THE SOUTH EAST QUARTER OF THE NORTH EAST QUARTER OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, TAKEN AS A TRACT LYING WEST OF A LINE DRAWN AT RIGHT ANGLES FROM A POINT IN THE NORTH LINE OF SAID TRACT, SAID POINT BEING 118.0 FEET WEST OF THE NORTHEAST CORNER THEREOF, TO A POINT IN THE SOUTH LINE OF SAID TRACT, SAID POINT BEING 121.99 FEET WEST OF THE SOUTH EAST CORNER THEREOF AND LYING SOUTH OF A LINE 88.73 FEET SOUTH OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE NORTH LINE OF SAID TRACT (EXCEPT THE WEST 18.0 FEET OF THE SOUTH 84.74 FEET THEREOF AS MEASURED ALONG SOUTH AND WEST LINES OF SAID TRACT). IN COOK COUNTY, ILLINOIS: WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0703315042, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

#### PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P7 AND STOFAGE SPACE S20, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM 750/1/Co RECORDED AS DOCUMENT 0708915042.

PIN #:

Commonly known as: 2409 WEST BALMORAL AVENUE, UNIT 3G

CHICAGO, Illinois 60625