



ILLINOIS STATUTORY SHORT FORM POWER OF ATTORNEY FOR PROPERTY

[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 exercise 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 (See Section 3-4 of this form). 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.]

Doc#: 0810648038 Fee: \$40.50
Eugene "Gene" Moore RHISL Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/15/2008 08:44 AM Pg: 1 of 3

Above Space For Recorder's Use Only

POWER OF ATTORNEY dated

I, Deborah Nicolai (insert name and address of principal) 1330 W. Monroe Chicago, IL
hereby appoint: Theodore J. Nicolai (insert name and address of agent) 1330 W. Monroe Chicago, IL

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 Power 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 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.~~
- (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].

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):

Limited to reference of property located at 1330 W. Monroe Chicago, IL 60607.

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):

NONE

[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.]

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 or reference.

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[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.]

5. My Agent shall be entitled to reasonable compensation for services rendered as Agent under this Power of Attorney.

[This Power of Attorney may be amended or revoked by you at any time and in any manner. 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 your death unless a limitation on the beginning date or duration is made by initialing and completing either (or both) of the following:]

6. () This Power of Attorney shall become effective on 2/12/2008

7. () This Power of Attorney shall terminate on 4/25/2008

[If you wish to name successor Agents insert the name(s) and address(es) of such successor(s) in the following paragraph.]

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:

For purposes of this paragraph 8, a person shall be considered incompetent if 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.

[If you wish to name your Agent as Guardian of your estate in the event a court decides that one should be appointed, you may, but are not required, do so by retaining the following paragraph. The court will appoint your Agent if the court finds that such appointment will serve your best interests and welfare. Strike out paragraph 9 if you do not want your Agent to act as Guardian.]

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

Signed: Deborah Nicolai 2/12/2008
[Principal]

[You may, but are not required to request your agent and successor agents to provide specimen signatures below. If you include specimen signatures in this Power of Attorney, you must complete certification opposite the signature of the agent(s).]

Specimen Signatures of Agent (and Successors)

I certify that the signatures of my Agent (and Successors) are correct.

Agent		Principal
Successor Agent		Principal
Successor Agent		

[This Power of Attorney will not be effective unless it is notarized, using the form below.]

State of Illinois

ss:

County of Cook

The undersigned, a Notary Public in and for the named county and state, certifies that Deborah Nicolai 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: 2/12/2008
[seal]

James Burke
Notary Public
My commissions expires 6-9-2009

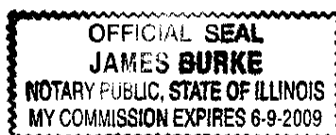
The undersigned witness certifies that _____ known to me to be the same person whose name is subscribed as principal to the foregoing power of attorney, appeared before me and the notary public and acknowledged signing and delivering the instrument as the free and voluntary act of the principal, for the uses and purposes there in set forth. I believe him or her to be of sound mind and memory.

Dated: _____
(seal)

witness

MISSING document prepared by information

(The above space for Recorder's use only)



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LEGAL DESCRIPTION

of premises commonly known as 1330 West Monroe Street Apartment, 304, Chicago, IL 60607

UNIT NUMBERED 1330-304 IN BLOCK V CONDOMINIUM AS DELINEATED ON A SURVEY OF PART OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 1,2,6,7,8,9, AND 10 IN COUNTY CLERK'S SUBDIVISION OF BLOCK 4 IN THE CANAL TRUSTEES SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST QUARTER OF SECTION 12 TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 00326804 TOGETHER WITH SAID UNITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

THE EXCLUSIVE RIGHTS TO THE USE OF STORAGE SPACE AND LIMITED COMMON ELEMENTS AS DEPICTED IN THE SURVEY ATTACHED TO THE CONDOMINIUM DECLARATION RECORDED AS DOCUMENT 00326804.

Property of Cook County Clerk's Office