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FIRS
File #

Illinois Statutory Short Form Power Of Attorney For Property

POWER OF ATTORNEY made this 23rd day of August, 2008.

1. I, Marvin H. Klapman, whose address is 19771 Budney Meadow Lane, hereby appoints Joel D. Halper whose address is 77 S. Evergreen Ave. Unit 806, Arlington Heights, Illinois 60005, 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:

NORTHRIDGE,
CA
91326

(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, and specifically the purchase of the real estate commonly known as 211 E. Ohio St., #PH13, Chicago, Illinois 60611
- 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.~~



Doc#: 0826805177 Fee: \$66.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/24/2008 02:18 PM Pg: 1 of 4

2. The powers granted above shall not include the following powers or shall be

Handwritten signature/initials

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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):

NONE

3. In addition to the powers granted above, I grant my agent the following powers

The power to do all things necessary to consummate the purchase of the real estate known as 211 E. Ohio St., #PH13, Chicago, Illinois 60611, including but not limited to buy, sell, exchange, rent and lease real estate (which term 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.

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.

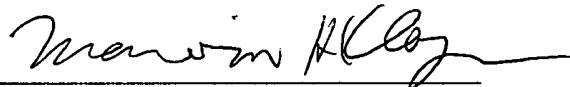
5. This power of attorney shall become effective on August 22, 2008.

6. This power of attorney shall terminate on September 2, 2008.

8. 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.

9. 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



Marvin H. Klapman, Principal

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California
State of ~~Illinois~~ (NJC)
) SS.

County of Cook)
Los Angeles

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

Dated: 8-23-2008

Mano
Notary Public



My commission expires Oct 27, 2011

The undersigned witness certifies that Marvin H. Klapman, 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.

Dated: 8/23/08 (SEAL)

[Signature]
Witness

This Instrument was prepared by: JMA/ltv
Ivan Puljic, Huff & Gaines Ltd., 10 South LaSalle Street, Suite 3500, Chicago Illinois, 60603
312-606-0700

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: PARCEL 1:

UNIT NO. 2913 IN THE GRAND OHIO CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF BLOCK 20 IN KINZIE'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE NORTH FRACTION OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN TOGETHER WITH EASEMENT CREATED BY DOCUMENT 8491432 AS AMENDED BY DOCUMENT 26279882, EASEMENT CREATED BY DOCUMENT NUMBER 17543160 AND EASEMENT CREATED BY DOCUMENT NUMBER 26150981; WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE GRAND OHIO CONDOMINIUM RECORDED AS DOCUMENT NUMBER 99613754 (THE "DECLARATION"), TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE, SUPPORT, MAINTENANCE AND ENJOYMENT AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND RECIPROCAL EASEMENTS RECORDED AS DOCUMENT NUMBER 99613753.

Permanent Index #'s: 17-10-209-025-1158 Vol. 0501

Property Address: 211 East Ohio Street, Unit 2913, Chicago, Illinois 60620

Property of Cook County Clerk's Office