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Doc#: 1106122005 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/02/2011 08:44 AM Pg: 1 of 5

Recording Cover Page

This page added for the purposes of affixing Recording Information

Deed _____

Other POA _____

UCC

Plat

Remarks:

Prepared By William B. Sullivan
And 107 North Marion
Mail TO Oak Park, IL
60301

Property address: 226 N. Oak Park Avenue, Unit 2N, Oak Park, IL 60302
1607-212-010-1041
PIN: 16-07-212-010-1129

Baird & Warner Title Services, Inc.
475 North Martingale
Suite 950
Schaumburg, IL 60173

BW11-13320 1003

Property of Cook County Clerk's Office

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ILLINOIS STATUTORY SHORT FORM POWER OF ATTORNEY FOR PROPERTY

POWER OF ATTORNEY made this 24TH day of FEBRUARY (month) 2011 (year).

I, KAREN L. OSBORNE, 515 N. HARLEM, UNIT 401, OAK PARK, ILLINOIS 60302 (insert name and address of principal) hereby appoint:

William B. Sullivan, 107 N. Marion, Oak Park, IL 60301 (insert name and

address of agent) 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 or below:

- (a) Real estate transactions.

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 RESTRICTIONS.

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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): TO EXECUTE ANY AND ALL DOCUMENTS AND MAKE ANY AND ALL DECISIONS NECESSARY TO EFFECTUATE THE CLOSING OF THE PURCHASE OF 226 NORTH OAK PARK AVENUE, UNIT 2N, OAK PARK, ILLINOIS 60302.

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.

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

() This power of attorney shall become effective on FEBRUARY 24, 2011
(insert a future date or event during your lifetime, such as court determination of your disability, when you want this power to first take effect).

() This power of attorney shall terminate on MARCH 1, 2011
(insert a future date or event, such as court determination of your disability, when you want this power to terminate prior to your death).

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, a person shall be considered to be 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 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. 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

Karen L. Osborne
(Principal)

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Specimen signatures of agent (and successors)

I certify that the signatures of my agent (and successors) are correct.

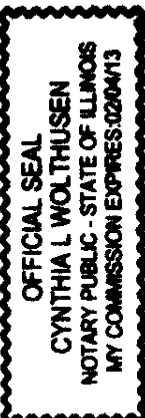
_____ (agent)	_____ (principal)
_____ (successor agent)	_____ (principal)
_____ (successor agent)	_____ (principal)

State of ILLINOIS)
) SS
 County of COOK)

The undersigned, a notary public in and for the above county and state, certifies that KAREN L. OSBORNE 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: FEBRUARY 24, 2011 (SEAL)

Cynthia L. Wolthusen Notary Public
 My commission expires 02-04-13



The undersigned witness certifies that KAREN L. OSBORNE, 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: FEBRUARY 24, 2011 (SEAL)

[Signature] Witness

This document was prepared by:

WILLIAM B. SULLIVAN, 107 NORTH MARION, OAK PARK, ILLINOIS 60301.

UNOFFICIAL COPY**EXHIBIT "A"**

UNIT 2N & P-19, IN THE SANTA MARIA CONDOMINIUMS AS DELINEATED ON A SURVEY OF LOTS 1, 2 AND 3 IN OWNER'S SUBDIVISION OF THE WEST 223.5 FEET AND THE SOUTH 10 FEET OF THE EAST 54.1 FEET OF THE WEST 277.6 FEET OF LOT 3 AND THE WEST 277.6 FEET OF LOT 2 (EXCEPT THE SOUTH 115 FEET OF THE EAST 81.6 FEET OF THE WEST 261.6 FEET OF SAID LOT 2) OF JAMES W. SCOVILLE SUBDIVISION OF THE WEST ½ OF THE NORTHEAST ¼ OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED MAY 29, 1996 AS DOCUMENT 96402515 AS AMENDED FROM TIME TO TIME TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN SAID DECLARATION, IN COOK COUNTY, ILLINOIS.

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