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ORDER # 2110687

ILLINOIS STATUTORY SHORT FORM POWER OF ATTORNEY FOR PROPERTY



Doc#: 1110912107 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/19/2011 09:47 AM Pg: 1 of 5

(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 A POWER IS EXERCISED, YOUR AGENT WILL HAVE TO USE DUE CARE TO ACT FOR YOUR BENEFIT AND IN ACCORDANCE WITH THIS FORM. 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 PAGES 5-8 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.)

POWER OF ATTORNEY made this 25th day of March, 2011.

1. I, WONIM SON, of 5 Pine St. #203, Mt. Prospect, IL 60056, hereby appoint: HUNSU SON, 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:

- (a) Real estate transactions.
- (b) Financial institution transactions.
- (c) ~~Stock and bond transactions.~~

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- (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.~~

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):

The power of attorney for real estate shall be limited to the sale and purchase of the real property located at 1977 Rosworth Lane, Northfield, Illinois 60093 with Permanent Index Number 04-14-402-043-0000. I, WONIM SON, appoint HUNSU SON to act for me and in my name in all respects requisite or proper to effectuate the sale and purchase of said property, including, but not limited to making, executing, acknowledging and delivering all Contracts, Deeds, Notes, Trust Deeds, Mortgages, Assignments of Kents, waiver of homestead rights, affidavits, bills of sale, and other instruments, including specifically a Note and Mortgage creating a lien on the said property to secure such Note, an endorsing and negotiating checks and bills of exchange, and I hereby ratify and confirm all such acts of my agent.

3. In addition to the powers granted above, we grant our 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): _____
4. Our 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 our agent may select, but such delegation may be amended or revoked by any agent (including any successor) named by us who is acting under this power of attorney at the time of reference.
5. Our agent shall be entitled to reasonable compensation for services rendered as agent under this power of attorney.


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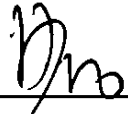
- 6. (XX) This power of attorney shall become effective on the date we execute this power of attorney.
- 7. (XX) This power of attorney shall terminate on the completion of the closing of the real estate deal involving the property located at 1977 Bosworth Lane, Northfield, Illinois 60093 with Permanent Index Number 04-24-402-043-0000.
- 8. If our agent named by us shall die, become legally disabled, resign or refuse to act, we name the following (each to act alone and successively, in the order named) as successor(s) to each agent: _____
- 9. If a guardian of our person is to be appointed, we nominate the following to serve As such guardian: _____
- 10. If a guardian of our estate (our property) is to be appointed, we nominate the following to serve as such guardian: _____
- 11. We are fully informed as to all the contents of this form and understand the full import of this grant of powers to our agent.

Signed 
 WONIM SON

We certify that this instrument was on the date thereof signed by WONIM SON and we have signed our names as witnesses hereto.

WITNESSES:

Signed: 
 Print: Jiyeon An

Signed: 
 Print: HSUN PARK

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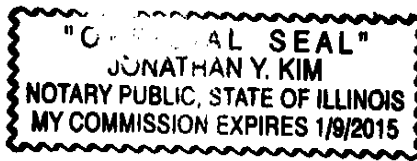
State of Illinois)
) SS.
County of Cook)

The undersigned, a notary public in and for the above county and state, certifies that WONIM SON, 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: March 25, 2011

Jonathan Y. Kim
Notary Public

1-9-2015
Date of Expiration



§ mail to:

This document was prepared by Jonathan Kim, Attorney at Law, 1190 S. Elmhurst Rd., Suite 200, Mt. Prospect, IL 60056; (847) 427-0033.

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: LOT 37 AND THE EAST 22.50 FEET OF LOT 38 IN BLOCK 4 IN GEORGE F. NIXON & COMPANY'S FIRST ADDITION TO NORTHFIELD BEING A SUBDIVISION IN THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 04-24-402-043-0000 Vol. 0133 and 04-24-402-043-0000 Vol. 0133

Property Address: 1977 Bosworth Lane, Northfield, Illinois 60093

Property of Cook County Clerk's Office