

UNOFFICIAL COPY



Doc#: 1304404075 Fee: \$54.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/13/2013 11:33 AM Pg: 1 of 9

1/3
NW 710 7060 PK

This document was prepared by:
Eduardo Joseph Marrero
1616 Pioneer Drive
Melbourne, Florida 32940

Return To:
Eduardo Joseph Marrero
1616 Pioneer Drive
Melbourne, Florida 32940

DURABLE POWER OF ATTORNEY

OF

Eduardo Joseph Marrero

I. PRINCIPAL AND ATTORNEY-IN-FACT

I, Eduardo Joseph Marrero, who reside at 1616 Pioneer Drive, Melbourne, Florida 32940, appoint the following person to serve as my attorney-in-fact, to act for me in any lawful way with respect to the subjects indicated below:

Maritza Marrero EJM
Chicago, Illinois

DOC#505223542

BOX 333-CP

02/13/2013 11:33 AM
1304404075
KAY

UNOFFICIAL COPY

II. EFFECTIVE TIME

This durable power of attorney is effective immediately and is not terminated by the subsequent incapacity of the principal except as provided in Chapter 709, Florida Statutes.

III. POWERS OF ATTORNEY-IN-FACT

To the extent permitted by law, my attorney-in-fact may act in my name, place, and stead in any way that I myself could with respect to the following matters:

YOUR ATTORNEY-IN-FACT SHALL BE AUTHORIZED TO ENGAGE ONLY IN THOSE ACTIVITIES THAT ARE INITIALED.

(EJM)

REAL ESTATE TRANSACTIONS:

- Manage, sell, transfer, lease, mortgage, pledge, refinance, insure, maintain, improve, collect and receive rent, sale proceeds, and earnings, pay taxes, assessments, and charges, and perform any and all other acts with respect to real property and interests in real property that I own now or later acquire. If I am married, my attorney-in-fact may not mortgage or convey homestead property without the consent of my spouse, or my spouse's legal guardian.
- Defend, settle, and enforce by litigation a claim to real property and interests in real property that I own now or later acquire.
- Buy, lease, or otherwise acquire real property or an interest in real property, including the authority to enter into listing agreements and purchase and sale contracts, and to sign escrow instructions.
- Execute deeds, mortgages, releases, satisfactions, and other instruments relating to real property and interests in real property that I own now or later acquire.
- Hire and discharge accountants, bookkeepers, property managers, and other professionals providing services related to real property and interests in real property that I now own or later acquire.

UNOFFICIAL COPY

(EJM)

FINANCIAL INSTITUTION TRANSACTIONS:

Conduct any business with banks, savings and loan associations, credit unions, and other financial institutions, including the authority to:

- Sign and endorse all checks and drafts in my name.
- Deposit and withdraw funds from accounts.
- Open, maintain, and close accounts or other banking arrangements.
- Open, continue, and have access to all safe deposit boxes, and add and remove items from them.
- Borrow money, pledge property as security, and negotiate terms of debt payments.
- Apply for and receive letters of credit, credit cards, and traveler's checks, and give an indemnity or other agreement in connection with letters of credit.
- Conduct banking transactions provided in section 709.2208(1).

(EJM)

LEGAL ACTIONS:

To act for me in all legal matters, whether claims in my favor or against me, including the authority to retain and discharge attorneys on my behalf; appear for me in all actions and proceedings, commence actions in my name, sign all documents, submit claims to arbitration or mediation, settle claims, and pay judgments and settlements.

IV. GENERAL PROVISIONS

- 1) Reliance By Third Parties. I hereby agree that any third party receiving a duly executed copy of this document may rely on and act under it. Revocation or termination of this power of attorney will be ineffective as to a third party unless and until that third party receives written notice of the revocation or termination. Notice to a financial institution is subject to the requirements of section 709.2121, Florida Statutes. For myself and for my heirs, executors, legal representatives, devisees, and assigns, I hereby agree to indemnify and hold harmless any third party from any and all claims because of good faith reliance on this instrument.

UNOFFICIAL COPY

- 2) Severability. If any provision in this power of attorney is found to be invalid or unenforceable, this invalidity or unenforceability will not affect the other provisions of this document, and the other provisions will be given effect without the invalid or unenforceable provision.
- 3) Revocation. I may revoke this power of attorney at any time. Any revocation of this power of attorney must be in writing signed by me.
- 4) Maintenance of Records; Accounting. My attorney-in-fact must maintain records of all actions taken on my behalf, including transactions, receipts, disbursements and investment. My attorney-in-fact shall provide an accounting for all funds handled and all acts performed as my attorney-in-fact, but only upon my request, the request of a personal representative or a fiduciary acting on my behalf, or court order. Any requirement of my attorney-in-fact to file inventories and accounts with the county clerk or with the court is specifically waived.
- 5) Compensation and Reimbursement. My attorney-in-fact is entitled to reasonable compensation for services provided on my behalf pursuant to this power of attorney. My attorney-in-fact will be reimbursed for all reasonable expenses incurred relating to his or her responsibilities under this power of attorney.
- 6) No Personal Benefit. Except as specifically provided in this document, my attorney-in-fact may not personally benefit from any transaction engaged in or on my behalf, or use my assets to discharge any of his or her own legal obligations, excluding me and those I am legally obligated to support.
- 7) Liability of Attorney-in-Fact. All persons or entities that in good faith endeavor to carry out the provisions of this power of attorney will not be liable to me, my estate, or my heirs for any damages or claims arising because of their actions or inactions based on this power of attorney. My estate will indemnify and hold them harmless. A successor attorney-in-fact will not be liable for the acts of a prior attorney-in-fact.

UNOFFICIAL COPY

IN WITNESS WHEREOF, the undersigned has executed this power of attorney on the date set forth below.

Date: 11/29/2012

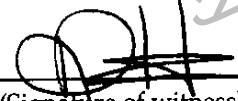
Eduardo Joseph Marrero
Signature of Eduardo Joseph Marrero

Property of Cook County Clerk's Office

UNOFFICIAL COPY

WITNESSES

By signing as a witness, I am acknowledging the signature of the principal who signed in my presence, and the fact that he or she stated that this power of attorney reflects his or her wishes and is being executed voluntarily. I believe the principal to be of sound mind. I have not been appointed as attorney-in-fact by the principal, am not related to him or her by blood, marriage, or adoption, and, to the best of my knowledge, am not entitled to any portion of his or her estate under his or her last will and testament.

1.  Denise Hayes
 (Signature of witness) (Print Name)

1936 Freedom Dr.
 (Address)

Melb., FL 32940
 (City, State, ZIP)

2. Midge Martin Midge MARTIN
 (Signature of witness) (Print Name)

1936 Freedom Dr
 (Address)

Melb 71 32940
 (City, State, ZIP)

UNOFFICIAL COPY

ACKNOWLEDGMENT OF NOTARY PUBLIC

State of Florida

County of Brevard

On this 29th day of November, 2012, before me, the undersigned Notary Public, personally appeared Eduardo Joseph Marrero, personally known to me (or proved to me on the basis of satisfactory evidence) to be the individual who signed the foregoing power of attorney and acknowledged to me that he or she executed the same in his or her authorized capacity, and that by such signature, the person executed the instrument.

Witness my hand and seal.

Signature of Notary Public: [Handwritten Signature]



UNOFFICIAL COPY



CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1409 NW7107060 SK
STREET ADDRESS: 5369 N. OCONTO AVENUE
CITY: CHICAGO COUNTY: COOK
TAX NUMBER: 12-12-216-008-0000

LEGAL DESCRIPTION:

LOT 23 IN ORIOLE PARK VILLAGE FIRST ADDITION BEING A SUBDIVISION OF PART OF LOT 4 IN A. HEMINGWAY'S SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 1 AND PART OF THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

REVIEWED BY THE LEGALZOOM DOCUMENT TEAM

This legal document was reviewed by the LegalZoom Document Team for the following:

- ✓ Full names (first and last) and consistent use of names throughout
- ✓ Consistent residency information throughout (indicating the proper state is critical to ensure the document meets your state's requirements)
- ✓ Proper shipping and email addresses to ensure timely delivery
- ✓ Proper pagination and elimination of blank spaces
- ✓ Proper capitalization and lowercase lettering where required

This document was printed and packaged in Glendale, California. If you have any questions about this document, please refer to the instructions included in your packet.

**THIS PAGE IS FOR INFORMATIONAL PURPOSES ONLY
YOU CAN REMOVE AND DISCARD THIS PAGE AT ANY TIME**

About LegalZoom

LegalZoom.com, Inc. was founded in 2001 and is a registered and bonded legal document assistant in Los Angeles County (LDA number 0104 expires December 2013). Our location and phone number are: 101 N. Brand Blvd., 11th Floor, Glendale, CA 91203, (323) 962-8600.