

# UNOFFICIAL COPY



Limited Power of Attorney  
First American Title

Doc#: 1503533008 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/04/2015 09:44 AM Pg: 1 of 4

After Recording Mail To:  
Alicja G. Plonka  
4111 W. 47<sup>th</sup> Street  
Chicago, IL 60632

First American Title  
2604654

## LIMITED POWER OF ATTORNEY

Property Address: <sup>2013</sup>  
1831 S. 22<sup>nd</sup> Avenue  
Maywood, IL 60153

PIN:  
15-15-303-009-0000

### Legal Description:

THE SOUTH FORTY (40) FEET OF LOT FIFTY TWO (52) IN THE THIRD ADDITION TO BROADVIEW ESTATE, A SUBDIVISION OF THE WEST THREE-QUARTERS (3/4) OF THE NORTH 67.2 ACRES OF THE SOUTH 150.4 ACRES OF THE WEST HALF (1/2) OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

S Y  
P 4  
S N  
SC Y  
INT Y

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## LIMITED POWER OF ATTORNEY

KNOWN ALL MEN BY THESE PRESENTS that

**Secundino Galvez Amaya**

has/have made, constituted, and appointed and BY THESE PRESENTS do make, constitute and appoint **Maria Del Refugio Galvez** as a true and lawful ATTORNEY for me/us and in mine/our names(s), place, and stead to transact all business, and make, execute, acknowledge, and deliver miscellaneous documents, notes, trust deeds, mortgages, assignments of rents, waivers of homestead rights, affidavits, bills of sale, and other instruments and to endorse and negotiate checks and bills of exchange requisite or proper to effectuate the refinance or purchase of the premises described as follows:

LEGAL DESCRIPTION: <sup>1st page</sup> See ~~Title Commitment~~  
(IF NECESSARY, ATTACHED AND MADE A PART HEREOF)  
PROPERTY TAX I.D. # 15-13-303-009-0000  
PROPERTY ADDRESS: 1831 S 22<sup>nd</sup> Ave Maywood, IL 60153

All as effectually in all respects as we could do personally, giving and granting unto said ATTORNEYS full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully, to all intents and purposes, as we might or could do if personally present at the doing thereof, with full power of substitution and revocation, hereby ratifying and confirming all that said ATTORNEY shall lawfully do or cause to be done by virtue thereof.

The powers afforded by this power of attorney shall expire March 31, 2015.

Dated this 06 day of 01, 2015 .

Secundino Galvez Amaya (SEAL) \_\_\_\_\_ (SEAL)  
Secundino Galvez Amaya

State of IL)

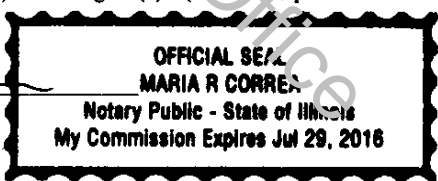
SS.

County of Cook )

The undersigned, a notary public in and for the above county and state, certifies that **Secundino Galvez Amaya**, 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 signatures(s) of the agent(s). (Italicized portion added by P. A. 91-790.)

Dated 01-06-2015 (SEAL)

Maria R Correa  
Notary Public



My commission expires 07/29/2016

The undersigned witness certifies that **Secundino Galvez Amaya** 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 01-06-2015 (SEAL)

Juana Favela  
Witness Juana Favela

Prepared by: **Secundino Galvez Amaya**

*The Federal Savings Bank*

Mail to: The Federal Savings Bank

300 North Elizabeth, Ste 3E  
Chicago, IL 60607

**UNOFFICIAL COPY**AMERICAN LEGAL FORMS © 1990 Form No. 800B  
CHICAGO, IL (312) 332-1922Illinois Power of Attorney Act Official Statutory Form  
755 ILCS 45 / 4-10 (a), Effective July, 2011  
Revised June 2011**"ILLINOIS STATUTORY SHORT FORM POWER OF ATTORNEY FOR PROPERTY  
AGENT'S CERTIFICATION AND ACCEPTANCE OF AUTHORITY"**

"(Sometimes also referred to in this Act as the "statutory property power")"  
(Text of Section after amendment by P.A. 96-1195 Eff. 7/1/11) Sec. 2-8

Power of Attorney made this \_\_\_\_\_ day of January 2015  
(month) (year)"I, Maria Del Refugio Galvez (insert name of agent)

certify that the attached is a true copy of a power of attorney naming the undersigned as agent or successor agent for

Secundino Galvez Amaya (insert name of principal)

I certify that to the best of my knowledge the principal had the capacity to execute the power of attorney, is alive, and has not revoked the power of attorney; that my powers as agent have not been altered or terminated; and that the power of attorney remains in full force and effect.

I accept appointment as agent under this power of attorney.

This certification and acceptance is made under penalty of perjury.\*

Dated: 01/29/15Maria R. Galvez  
(Agent's Signature)

(Agent's Address)

Maria Del Refugio Galvez  
(Print Agent's Name)

\*(NOTE Perjury is defined in Section 32-2 of the Criminal Code of 1961, and is a Class 3 felony.)\*

(Text of Section after amendment by P.A. 96-1195 Eff. 7/1/11) Sec. 3-3 11. (e)

"Notice to Agent. The following form may be known as "Notice to Agent" and shall be supplied to an agent appointed under a power of attorney for property.

**NOTICE TO AGENT**

When you accept the authority granted under this power of attorney a special legal relationship, known as agency, is created between you and the principal. Agency imposes upon you duties that continue until you resign or the power of attorney is terminated or revoked.

As agent you must:

- (1) do what you know the principal reasonably expects you to do with the principal's property;
- (2) act in good faith for the best interest of the principal, using due care, competence, and diligence;
- (3) keep a complete and detailed record of all receipts, disbursements, and significant actions conducted for the principal;
- (4) attempt to preserve the principal's estate plan, to the extent actually known by the agent, if preserving the plan is consistent with the principal's best interest; and
- (5) cooperate with a person who has authority to make health care decisions for the principal to carry out the principal's reasonable expectations to the extent actually in the principal's best interest as agent

As agent you must not do any of the following:

- (1) act so as to create a conflict of interest that is inconsistent with the other principles in this Notice to Agent;
- (2) do any act beyond the authority granted in this power of attorney;
- (3) commingle the principal's funds with your funds;
- (4) borrow funds or other property from the principal, unless otherwise authorized;
- (5) continue acting on behalf of the principal if you learn of any event that terminates this power of attorney or your authority under this power of attorney, such as the death of the principal, your legal separation from the principal, or the dissolution of your marriage to the principal.

If you have special skills or expertise, you must use those special skills and expertise when acting for the principal. You must disclose your identity as an agent whenever you act for the principal by writing or printing the name of the principal and signing your own name "as Agent" in the following manner:

\_\_\_\_\_  
"(principal's name)"\_\_\_\_\_  
"by (your name) as agent"

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AMERICAN LEGAL FORMS © 1990 Form No. 800B  
CHICAGO, IL (312) 332-1922

Illinois Power of Attorney Act Official Statutory Form  
755 ILCS 45 / 4-10 (a), Effective July, 2011  
Revised June 2011

The meaning of the powers granted to you is contained in Section 3-4 of the Illinois Power of Attorney Act, which is incorporated by reference into the body of the power of attorney for property document. If you violate your duties as agent or act outside the authority granted to you, you may be liable for any damages, including attorney's fees and costs, caused by your violation. If there is anything about this document or your duties that you do not understand, you should seek legal advice from an attorney."

"The requirement of the signature of a witness in addition to the principal and the notary, imposed by Public Act 91-790, applies only to instruments executed on or after June 9, 2000 (the effective date of that Public Act).

(NOTE: THIS AMENDATORY ACT OF THE 96th General ASSEMBLY DELETES PROVISIONS THAT REFERRED TO THE ONE REQUIRED WITNESS AS AN "ADDITIONAL WITNESS", AND IT ALSO PROVIDES FOR THE SIGNATURE OF AN OPTIONAL "SECOND WITNESS".)

(Source: P.A. 96-1195, eff. 7-1-11.)

Property of Cook County Clerk's Office