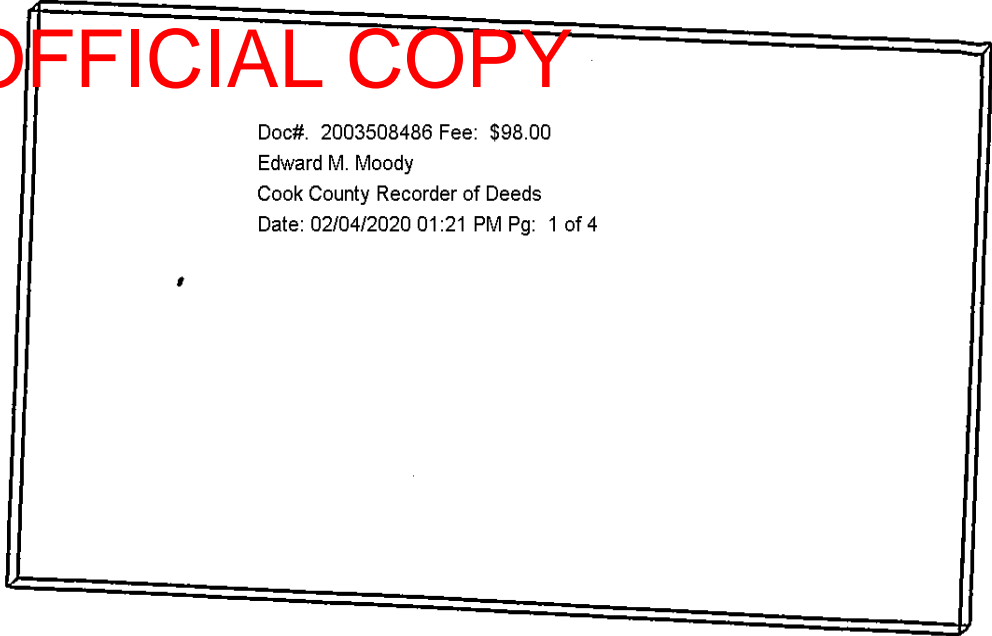
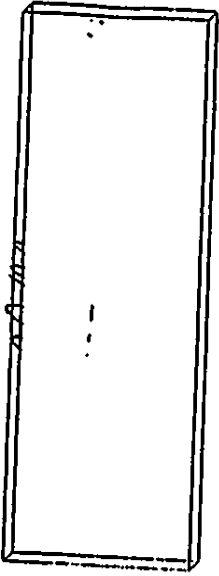


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Doc#: 2003508486 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 02/04/2020 01:21 PM Pg: 1 of 4



RECORDING COVER PAGE

<input type="checkbox"/> DEED	<input type="checkbox"/> RE-RECORD TO
<input type="checkbox"/> MORTGAGE	
<input type="checkbox"/> OTHER	
<input checked="" type="checkbox"/> POWER OF ATTORNEY	
<input type="checkbox"/> RELEASE	
<input type="checkbox"/> SUBORDINATION AGREEMENT	

HM 520040 MND 61

Property of Cook County Clerk's Office

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SPECIAL POWER OF ATTORNEY FOR CLOSING ON REAL ESTATE TRANSACTION INCLUDING EXECUTION OF LOAN DOCUMENTS

Property Commonly known as: 1266 Silk Oak Lane, Bartlett, IL 60103

KNOW ALL BY THESE PRESENT, THAT WE Jimmy Tran and Jenny Nguyen, of 37W201 Red Gate Rd., St. Charles, IL 60175 (Principals) desiring to execute a SPECIAL POWER OF ATTORNEY, hereby appoint our attorney Santo P. Terenzio, and his firm Santo P. Terenzio Attorney at Law P.C. (Agent) as our Attorney-in-Fact to act as for me as follows, GRANTING unto said full power to Execute any and all documents necessary to close on our purchase and mortgage finance of the property commonly known as 1266 Silk Oak Lane, Bartlett, IL 60103 PIN: 06-28-316-018-0000 (see attached Legal Description) Seller: Barbara Millburger, with full power and authority for me and in my name to execute any and all documents necessary to effect the purchase, conveyance, financing, and settlement on said property, including but not limited to, sales contracts and addendum thereto, negotiable instruments, notes, mortgages, deeds or other instruments of conveyance, disclosure statements, closing or settlement statements as may be required by Chicago Title Co. LLC, the settlement agent and CrossCountry Mortgage, LLC ISAC/VATIMA, the lender. FURTHER GRANTING full power and authority to collect and receive any funds or proceeds of said real estate transaction in any manner which, in her sole discretion.


All acts done by means of this power shall be done in our name, and all instruments and documents executed by our Attorney hereunder shall contain the description "Attorney-in-Fact", excepting however any situation where local practice or loan documents or instructions differs from the procedure set forth herein, in that event local practice and loan instructions may be followed.

The Principals, Jimmy Tran and Jenny Nguyen in order to induce Santo P. Terenzio, and his firm Santo P. Terenzio Attorney at Law P.C. to act as Agent hereunder and to facilitate the Closing of this Transaction, hereby agree to protect, indemnify, pay and save Agent harmless from and against any and all claims, demands, liabilities, damages, losses, costs, charges and expenses (including reasonable attorneys' fees) which Agent may incur or be subject to as a consequence, direct or indirect, of acting on behalf of Principals as Buyers and Borrowers.

This SPECIAL POWER OF ATTORNEY shall be valid for 120 days from signing and may be relied upon by any third parties until such time, or until any revocation is recorded in the recorder's office of the county where the land is located.

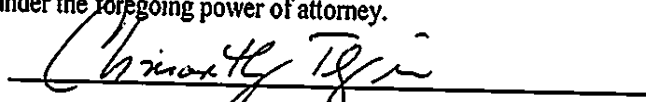
Principals Signature:


Jimmy Tran


Jenny Nguyen

(THIS POWER OF ATTORNEY WILL NOT BE EFFECTIVE UNLESS IT IS NOTARIZED AND SIGNED BY AT LEAST ONE ADDITIONAL WITNESS, USING THE FORM BELOW.) The undersigned witness certifies that Jimmy Tran and Jenny Nguyen, 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. The undersigned witness also certifies that the witness is not: (a) the attending physician or mental health service provider or a relative of the physician or provider; (b) an owner, operator, or relative of an owner or operator of a health care facility in which the principal is a patient or resident; (c) a parent, sibling, descendant, or any spouse of such parent, sibling, or descendant of either the principal or any agent or successor agent under the foregoing power of attorney, whether such relationship is by blood, marriage, or adoption; or (d) an agent or successor agent under the foregoing power of attorney.

Dated: 1-27-20


Witness Name: Christy Terenzio

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SPECIAL POWER OF ATTORNEY FOR CLOSING ON REAL ESTATE TRANSACTION INCLUDING EXECUTION OF LOAN DOCUMENTS

Property Commonly known as: 1266 Silk Oak Lane, Bartlett, IL 60103

Principals: Jimmy Tran and Jenny Nguven, of 37W201 Red Gate Rd., St. Charles, IL 60175

NOTARIZATION

The undersigned, a notary public in and for the above county and state, certifies that Jimmy Tran and Jenny Nguven, 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 witness(es) Chrsianthy Terenzi (and) 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: 1-27-20

Sofia Pelagio
Notary Public My commission expires 11-20-20



Prepared by & returned to:
Jimmy Tran
37w 201 Red Gate Rd
St Charles IL 60175

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LEGAL DESCRIPTION

Order No.: 19CNW042025WH

For APN/Parcel ID(s): 06-28-316-018-0000

LOT 363 IN FINAL PLAT OF SUBDIVISION, AMBER-GROVE UNIT 5, RECORDED AS DOCUMENT NUMBER 93892133; BEING A SUBDIVISION OF THAT PART OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office