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Prairie Title Services, Inc.
2128816

Doc#. 2119304499 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/12/2021 12:35 PM Pg: 1 of 5

PRAIRIE TITLE
6821 W. NORTH AVE.
OAK PARK, IL 60302

2128816 @

POWER OF ATTORNEY

Elizabeth C. Lim

To

Karim Adam Benyaich and Mouna El Hajoui Ghziel

*Prairie Title Services, Inc.
6821 North Avenue
Oak Park, IL 60302*

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NOTICE TO THE INDIVIDUAL SIGNING THE ILLINOIS

STATUTORY SHORT FORM POWER OF ATTORNEY FOR PROPERTY.

PLEASE READ THIS NOTICE CAREFULLY. The form that you will be signing is a legal document. It is governed by the Illinois Power of Attorney Act. If there is anything about this form that you do not understand, you should ask a lawyer to explain it to you.

The purpose of this Power of Attorney is to give your designated "agent" broad powers to handle your financial affairs, which may include the power to pledge, sell, or dispose of any of your real or personal property, even without your consent or any advance notice to you. When using the Statutory Short Form, you may name successor agents, but you may not name co-agents.

This form does not impose a duty upon your agent to handle your financial affairs, so it is important that you select an agent who will agree to do this for you. It is also important to select an agent whom you trust, since you are giving that agent control over your financial assets and property. Any agent who does act for you has a duty to act in good faith for your benefit and to use due care, competence, and diligence. He or she must also act in accordance with the law and with the directions in this form. Your agent must keep a record of all receipts, disbursements, and significant actions taken as your agent.

Unless you specifically limit the period of time that this Power of Attorney will be in effect, your agent may exercise the powers given to him or her throughout your lifetime, both before and after you become incapacitated. A court, however, can take away the powers of your agent if it finds that the agent is not acting properly. You may also revoke this Power of Attorney if you wish.

This Power of Attorney does not authorize your agent to appear in court for you as an attorney-at-law or otherwise to engage in the practice of law unless he or she is a licensed attorney who is authorized to practice law in Illinois.

The powers you give your agent are explained more fully in Section 3-4 of the Illinois Power of Attorney Act. This form is a part of that law. The "NOTE" paragraphs throughout this form are instructions.

You are not required to sign this Power of Attorney, but it will not take effect without your signature. You should not sign this Power of Attorney if you do not understand everything in it, and what your agent will be able to do if you do sign it.

Please place your initials on the following line indicating that you have read this Notice:

..... M E H

Principal's initials

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ILLINOIS STATUTORY SHORT FORM POWER OF ATTORNEY FOR PROPERTY

1. I Mouna El Hajoui Ghziel of 911 Washington Blvd. # 3, Oak Park, IL 60302

hereby appoint my husband Karim Adam Benyaich, as my attorney-in-fact (my "agent") to act for me and in my name, way and stead (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 INCLUDING the purchase of 615 Grove Lane, Forest Park, IL 60130
- (b) Financial institution transactions, including initiating the wire of funds related to the purchase
- (c) Borrowing transactions related to the purchase including executing all loan and title documents and
- (d) Negotiating credits, or payments if incidentals related to the Purchase

2. The powers granted above shall not include the following powers or shall be modified or limited in the following particulars: none

3. In addition to the powers granted above, I grant my agent the following powers: to sign any agreement or modification thereto, to negotiate any credit, to wire funds or accept or negotiate funds, and to execute any loan documents including the mortgage, the note and the closing disclosure and all title documents including the ALTA, final closing disclosures and all title related documents in order to facilitate the purchase of 615 Grove Lane, Forest Park, IL 60130

The Legal description of said property is: ATTACHED

4. 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.

5. This power of attorney shall become effective on June 7, 2021.

6. This power of attorney shall terminate on JULY 30, 2021

7. 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.

8. The Notice to Agent is incorporated by reference and included as part of this form.

dated: June 7th, 2021

Signed Mouna El Hajoui Ghziel
Mouna El Hajoui Ghziel

WITNESS THE SIGNATURE OF MOUNA EL HAJOUJI GHZIEL

DATED: 6-7, 2021

[Signature] (WITNESS)

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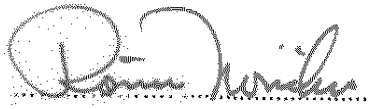
STATE OF ILLINOIS))

COUNTY OF COOK))

The undersigned, a notary public in and for the above county and state, certifies that Mouna El Hajoui Ghziel 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.

Dated:

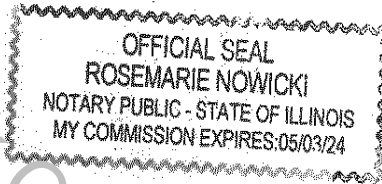
6/7/21



.....Notary Public

Prepared by: Jodiann Pacer, Esq.
824 S Scoville
Oak Park IL 60304

708 524 0158 w



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File No: 2128816

EXHIBIT "A"

PARCEL 1:

UNIT NUMBER 615 IN THE RESIDENCES AT THE GROVE TOWNHOME CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 3, 4, 9 AND 10 IN THE RESIDENCES AT THE GROVE, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 28, 2005 AS DOCUMENT NUMBER 0536203040, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0615932017 TO THE; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS FROM PARCEL 1 TO THE PUBLIC STREETS AND ROADS, OVER AND ACROSS THE ROADS, DRIVEWAYS AND WALKWAYS LOCATED ON THE COMMUNITY AREA AS DEFINED IN ARTICLES I AND II OF THE COMMUNITY DECLARATION FOR THE RESIDENCES AT THE GROVE RECORDED JUNE 8, 2006 AS DOCUMENT NUMBER 0615932018 AND SUPPLEMENT NO. 1 TO THE COMMUNITY DECLARATION RECORDED AS DOCUMENT NUMBER 0617334013 AND SUPPLEMENT NO. 2 TO THE COMMUNITY DECLARATION RECORDED AS DOCUMENT NUMBER 0620632060 AND SUPPLEMENT NO. 3 TO THE COMMUNITY DECLARATION RECORDED AS DOCUMENT NUMBER 0622939055 AND THE EXCLUSIVE RIGHT TO THE USE OF A CONCRETE PATIO AS TO UNIT 615, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "C" TO THE AFORESAID DECLARATION AS AMENDED FROM TIME TO TIME.

COMMONLY KNOWN AS: 615 Grove Lane, Forest Park, IL 60130

PERMANENT INDEX NUMBER: 15-13-109-051-1023

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Attorneys' Title Guaranty Fund. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.

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**Commitment for Title Insurance (8-1-2016)
Technical Correction 4-2-2018
Schedule A**

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