

# UNOFFICIAL COPY

Doc#. 2202055168 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 01/20/2022 03:31 PM Pg: 1 of 5

This instrument prepared by: Ross M. Rosenberg, Esq., Admitted to the Bar of Illinois, Rosenberg PLLC, Attorneys At Law, 101 South Reid Street, Suite 307, Sioux Falls, South Dakota 57103, Phone: (513) 247-9505 Fax: (866) 611-0170.

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MORTGAGE CONNECT, LP  
600 CLUBHOUSE DRIVE  
MOON TOWNSHIP, PA 15108  
File No. 1896769

## **POWER OF ATTORNEY – SPECIFIC REAL ESTATE REFINANCE TRANSACTION**

KNOW ALL MEN BY THESE PRESENTS: That **Ekaterina Mowobi** (“grantor”), appoints **Adeleke Mowobi** as **Attorney in Fact**, with respect to the real estate (also referred to herein as “the Property”) as described below:

**The Land referred to herein below is situated in the County of COOK, State of IL, and is described as follows:**

**Unit A in the 1300 West Grenshaw Condominium, as delineated on a survey of the following described tract of Land: Lot 48 in Block 2 in the Subdivision of Outlot 47 in Canal Trustees' Subdivision of the West half of the East half of the Southwest quarter of Section 17, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois; which survey is attached as an exhibit to the Declaration of Condominium recorded as Document Number 00211384; together with its undivided percentage interest in the common elements in Cook County, Illinois.**

**Tax ID: 17-17-329-058-1001**

**Property Address: 1300 W GRENSHAW ST, CHICAGO IL, 60607**

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## A. AUTHORIZATION TO ACT

Grantor authorizes and empowers the Attorney in Fact to do any of the following for grantor and in Grantor's name, place, and stead:

1. To encumber the Property upon such terms and conditions, and to or from such person or persons, as the Attorney in Fact may deem necessary, desirable or appropriate;
2. To borrow sums of money and/or assume or guarantee repayment of any indebtedness, and for the purpose of securing any indebtedness, to grant, assume or take subject to any mortgages on and/or security interests in the Property, all in such amounts and on such terms and conditions as the Attorney in Fact may deem necessary, desirable or appropriate;
3. To receive any sums payable to Grantor in connection with encumbering of the Property, and to pay and satisfy, from the funds received or otherwise, any mortgages, liens, encumbrances, taxes, assessments, utility charges, attorneys' fees, brokerage commissions, repair costs, insurance costs, closing costs, or other expenses relating to the Property or to the exercise of the powers granted to the Attorney in Fact;
4. To collect, sue upon, defend against, release, compromise or adjust rentals and other claims or rights concerning the Property; and to execute, deliver and accept any purchase and sale contracts, deeds (with or without warranties of title), promissory notes, mortgages, guaranties, security agreements, land installment contracts, leases, financing statements, receipts, brokerage agreements, management contracts, closing statements, loan applications, truth-in-lending statements, lease amendments, subleases, releases, easements, licenses, and any and all other instruments as the Attorney in Fact may deem necessary, desirable or appropriate in connection with the purchase, sale leasing, managing or encumbering of the Property.

Grantor further grants to the Attorney in Fact, in the Attorney in Fact's sole discretion, full power and authority to do and perform everything that may be necessary, desirable or appropriate in connection with the foregoing, as fully, to all intents and purposes, as Grantor could do if personally present.

## B. DURABILITY

This Power of Attorney in Fact shall not be affected by disability of the principal or lapse of time. It is Grantor's intention that the Attorney in Fact shall have all the powers stated above irrespective of any disability, incompetence or incapacity that Grantor may suffer at any time or times, whether or not the same shall be adjudicated by any court.

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## **C. RATIFICATION**

Grantor ratifies all that the Attorney in Fact shall lawfully do or cause to be done by virtue of this Power of Attorney, and Grantor declares that any act or thing unlawfully done by the Attorney in Fact pursuant to this Power of Attorney in Fact shall be binding on Grantor and Grantor's heirs, personal representatives, successors, and assigns, whether the same shall have been done before or after Grantor's death or other revocation of this instrument, unless and until notice has been received by the Attorney in Fact. Further, Grantor vests the Attorney in Fact with full power to name a substitute to act in the Attorney in Fact's place and stead, subject to the same terms, conditions and powers granted in this instrument.

## **D. GOVERNING LAW**

This Power of Attorney shall be governed by and interpreted in accordance with the laws where the described Property is located.

## **E. ACCOUNTABILITY**

Nothing contained in this Power of Attorney shall relieve the Attorney in Fact from proper accounting to Grantor or Grantor's estate, as the case may be, but persons dealing with the Attorney in Fact shall be under no duty to see that this is done.

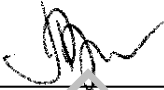
## **F. DEFINITIONS**

As used throughout this Power of Attorney, the term "Attorney in Fact" shall refer to the person named above or to that Attorney in Fact's successor.

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**EXPIRATION: This Power of Attorney shall expire and shall be null, void and of no effect 30 days after the mortgage for this refinance records in Cook County records.**

SIGNED this 12/10 2021.



\_\_\_\_\_  
Ekaterina Mowobi

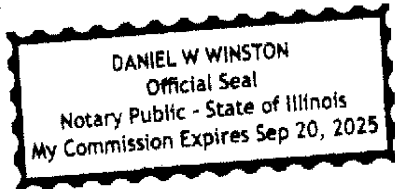


(witness)

STATE OF Illinois

COUNTY OF Cook

The foregoing instrument was acknowledged before me this December 10 2021, by Ekaterina Mowobi.



  
\_\_\_\_\_  
NOTARY PUBLIC

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## Exhibit A Legal Description

Unit A in the 1300 West Grenshaw Condominium, as delineated on a survey of the following described tract of Land:

Lot 48 in Block 2 in the Subdivision of Outlot 47 in Canal Trustees' Subdivision of the West half of the East half of the Southwest quarter of Section 17, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois; which survey is attached as an exhibit to the Declaration of Condominium recorded as Document Number 00211384; together with its undivided percentage interest in the common elements in Cook County, Illinois.

Parcel ID: 17-17-329-058-1001

Property of Cook County Clerk's Office