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Karen A. Yarbrough
Cook County Clerk
Date: 01/28/2022 02:17 PM Pg: 1 of 5

Greater Illinois Title Co.
300 E. Roosevelt Road
Wheaton, IL 60187

GIT File #: 41066551G ^{2/3}

Prepared by & mail to:
Jeni Perez
5636 South Rutherford Ave
Chicago, IL 60638

RECORDING COVER SHEET

cook County

TYPE OF DOCUMENT:

Power of attorney

Property of Cook County Clerk's Office

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ILLINOIS STATUTORY SHORT FORM POWER OF ATTORNEY FOR PROPERTY

1. I, **JENI PEREZ**, of **Chicago, Illinois**, hereby revoke all prior powers of attorney for property executed by me and appoint: **HUGO A. ORTIZ** as my attorney in fact (my "agent") to act for me and in my name (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 pertaining only to the PURCHASE of the following real property:

5636 S Rutherford Avenue, Chicago, Illinois 60638

- (b) Financial institution transactions.
- ~~(c) Stock and bond transactions.~~
- ~~(d) Tangible personal property transactions.~~
- ~~(e) Safe deposit box transactions.~~
- ~~(f) Insurance and annuity transactions.~~
- ~~(g) Retirement plan transactions.~~
- ~~(h) Social Security, employment and military service benefits.~~
- ~~(i) Tax matters.~~
- ~~(j) Claims and litigation.~~
- ~~(k) Commodity and option transactions.~~
- ~~(l) Business operations.~~
- (m) Borrowing transactions.
- ~~(n) Estate transactions.~~
- (o) All other property transactions.

2. The powers granted above shall not include the following powers or shall be modified or limited in the following particulars:

NOT APPLICABLE

3. In addition to the powers granted above, I grant my agent the following powers:

Executing any and all documents necessary and pertaining to the PURCHASE of the property located at 5636 S Rutherford Avenue, Chicago, Illinois 60638, including but not limited to, loan/mortgage documents, title documents, and any other documents necessary to effectuate the closing of the purchase of the said property.

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.

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5. My agent shall be entitled to reasonable compensation for services rendered as agent under this power of attorney.

6. () This power of attorney shall become effective on 9/27, 2021

7. () This power of attorney shall terminate on **December 31, 2021**

8. If any agent named by me shall die, become incompetent, resign or refuse to accept the office of agent, I name the following (each to act alone and successively, in the order named) as successor(s) to such agent:

For purposes of this paragraph 8, a person shall be considered to be incompetent if and while the person is a minor or an adjudicated incompetent or disabled person or the person is unable to give prompt and intelligent consideration to business matters, as certified by a licensed physician.

9. ~~If a guardian of my estate (my property) is to be appointed, I nominate the agent acting under this power of attorney as such guardian to serve without bond or security.~~

10. 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.

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

Dated: 9/27/21

Signed:

Jeni Perez
JENI PEREZ

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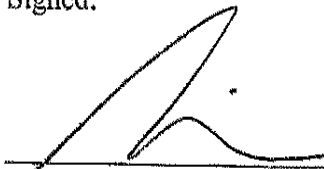
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WITNESS [Not for Principal's Signature]

The undersigned witness certifies that **JENI PEREZ** 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: 9/27/21

Signed:



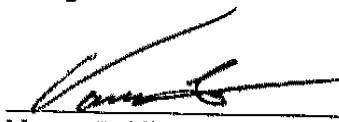
Signature

Bianca Carrion

Print Name

State of Illinois)
) SS
County of Cook)

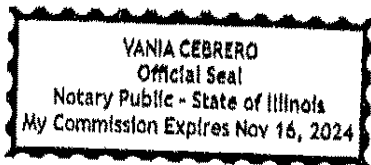
The undersigned, a notary public in the State of Illinois, County of Cook, certifies that **JENI PEREZ** known to me to be the same person whose name is subscribed as principal to the foregoing power of attorney, appeared before me and the witness named above, in person and acknowledged signing and delivering the instrument as the free and voluntary act of the principal, for the uses and purposes therein set forth, and further certify to the correctness of the signature of the agent.



Notary Public

9/27/21

Date



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EXHIBIT "A"

THE NORTH 31 FEET OF THE NORTH 1/2 OF LOT 4 IN BLOCK 73 IN FREDERICK H. BARTLETT'S 5TH ADDITION TO BARTLETT HIGHLANDS, A SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property address: 5636 South Rutherford Avenue, Chicago, IL 60638
Tax Number: 19-18-208-063-0000

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