

# UNOFFICIAL COPY

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Doc#. 2234041160 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 12/06/2022 12:08 PM Pg: 1 of 4

**POWER OF ATTORNEY**  
**Paul R. Martin and Karen L Martin**

2 of 3

Chicago Title

Prepared by AND MAIL TO  
**SUELLEN KELLEY-BERGERSON**  
Attorney at Law  
3502 W. 95<sup>th</sup> St.  
Evergreen Park, IL 60805

MAIL TO:

ABOVE

STATE OF ILLINOIS )  
) SS.  
COUNTY OF COOK )

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, PAUL R. MARTIN AND KAREN L. MARTIN, husband and wife of 3420 W. 115<sup>th</sup> St., Chicago, IL 60655, has made, constituted and appointed **SUELLEN KELLEY-BERGERSON**, as their true and lawful attorney, in their names, places and stead, to ac for and on their behalf in taking all necessary steps to complete all requirements for the purchase of the real estate legally described as follows:

**Legal Description:**

**SEE EXHIBIT "A" attached hereto and made a part hereof.**

**Commonly known as:** 1601 S. Indiana Ave., Unit 302, Chicago, IL 60616

**Permanent Tax No:** 17-22-303-031-1031-0000 (#302) & 17-22-303-032-1012-0000 (P-3)

GIVING AND GRANTING UNTO THEIR SAID ATTORNEY, full power and authority to do and perform every act necessary to be done in the premises as fully to all intents and purposes as they might or could do if personally present at the doing thereof, including the signing of their names to affidavits, drafts and checks, contracts, notes, notes, mortgages, final closing statements and any and all other documents connected with the above referenced purchase, paying the balance of the purchase price of said sale and paying any and all closing costs, including but not limited to signing and paying all Buyers' costs, including title charges, any and all balances on closing costs, abstracting, recording and title policy charges, revenue stamps, giving or accepting the Buyers/Seller credit on the purchase price for the pro-rata share of taxes, closing costs, and any and all other charges and expenses that may be incurred, and deducted from the purchase price either by making payment of said charges and paying attorney's fees, conveying the deed, and doing any and all other acts as may be necessary to complete this purchase transaction and finalize any and all of the mortgage documents for U. S. Bank Home Mortgage Loan No. 2201536371, or the assignee of same.

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This power of attorney shall become effective immediately upon execution and shall terminate after the finalization of this purchase of the subject property, including any lender or title company documents at the closing or which subsequently become necessary to finalize said transaction and the recording of the deed and mortgage, but no later than November 30, 2022.

DATED this 9<sup>th</sup> day of November, 2022.

Paul R. Martin  
PAUL R. MARTIN

Karen L. Martin  
KAREN L. MARTIN

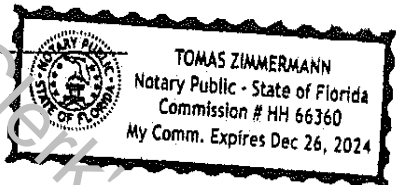
STATE OF FLORIDA )  
COUNTY OF LEE ) SS.

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that PAUL R. MARTIN AND KAREN L. MARTIN, husband and wife, is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they have signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth herein, including the release and waiver of the right of homestead.\*

GIVEN under my hand and official seal this 9<sup>th</sup> day of NOVEMBER, 2022.

NOTARY PUBLIC

### WITNESS CERTIFICATION



The undersigned witness certified that PAUL R. MARTIN AND KAREN L. MARTIN, is personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me and the notary public this day in person and acknowledged that they have signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth herein, as principal to the foregoing power of attorney, and acknowledged signing and delivering the instrument as their free and voluntary act of the principal, for the uses and purposes therein set forth. I believe them to be of sound mind and memory.

Dated: 11-9-22, 2022

Karren D. Sharar  
Witness Signature

Karren D. Sharar 2446 Dewberry Ridge  
Witness Name and Address Muscatoine, IA  
52761

**UNOFFICIAL COPY****EXHIBIT "A"**

Legal Description

PARCEL 1: UNIT NUMBER 302 IN THE EAST SIDE LOFT CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT "A" (EXCEPT THE WEST 34.0 FEET AND EXCEPT THE SOUTH 43.34 FEET OF THE EAST 59.17 FEET OF THE WEST 93.17 FEET) IN THE CONSOLIDATION OF THE WEST 135.77 FEET OF LOT 3, ALL OF LOTS 4, 9 AND 10 IN ASSESSOR'S DIVISION OF LOTS 1, 2 AND 3 IN BLOCK 1 OF CLARKE'S ADDITION TO CHICAGO, ALSO LOT 21 AND THE NORTH 10 1/3 FEET OF LOT 22 IN E.L. SHERMAN'S SUBDIVISION, ALL IN THE SOUTHWEST FRACTIONAL 1/4 OF FRACTIONAL SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO LOT "B" (EXCEPT THE SOUTH 200 FEET AND EXCEPT THE WEST 93.17 FEET) OF THE CONSOLIDATION OF LOT 22 (EXCEPT THE NORTH 10 1/3 FEET THEREOF) AND LOTS 23 TO 34, INCLUSIVE, IN THE SUBDIVISION BY EZRA L. SHERMAN IN THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT FROM SAID PREMISES THE PORTION TAKEN OR USED FOR AN ALLEY) IN COOK COUNTY, ILLINOIS; ALSO

LOT 3 (EXCEPT THE WEST 135.77 FEET THEREOF) IN ASSESSOR'S DIVISION OF LOTS 1, 2 AND 3 IN BLOCK 1 OF CLARKE'S ADDITION TO CHICAGO IN THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN;

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 1, 1995 KNOWN AS TRUST NUMBER 120505-06 AND RECORDED AS DOCUMENT 96155191, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE STORAGE LOCKER S-30, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 96155191.

PARCEL 3: UNIT NUMBER 1GU-3 IN EAST SIDE TOWNHOMES CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

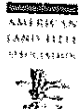
THE SOUTH 43.34 FEET OF THE EAST 59.17 FEET OF THE WEST 93.17 FEET OF LOT "A" IN THE CONSOLIDATION OF THE WEST 135.77 FEET OF LOT 3, ALL OF LOTS 4, 9 AND 10 IN ASSESSOR'S DIVISION OF LOTS 1, 2 AND 3 IN BLOCK 1 OF CLARKE'S ADDITION TO CHICAGO, ALSO LOT 21 AND THE NORTH 10 1/3 FEET OF LOT 22 IN E. L. SHERMAN'S SUBDIVISION, ALL IN THE SOUTHWEST FRACTIONAL 1/4 OF FRACTIONAL SECTION 22, TOWNSHIP 39 NORTH RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; ALSO:

*This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Chicago Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.*

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ALTA Commitment for Title Insurance (08/01/2016)



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## EXHIBIT "A" Legal Description

THE EAST 59.17 FEET OF THE WEST 93.17 FEET OF LOT "B" (EXCEPT THE SOUTH 200 FEET THEREOF) OF THE CONSOLIDATION OF LOT 22 (EXCEPT THE NORTH 10 1/3 FEET THEREOF) AND LOTS 23 TO 34, INCLUSIVE, IN THE SUBDIVISION OF EZRAL SHERMAN IN THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT FROM SAID PREMISES THE PORTION TAKEN OR USED FOR AN ALLEY) IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 96267932 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

*This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Chicago Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.*

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