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Karen A. Yarbrough
Cook County Clerk
Date: 03/17/2023 10:45 AM Pg: 1 of 8

FIDELITY NATIONAL TITLE

File No.: OC22023926

(Grantor) Horace Lathan and WALTER LATHAN
and POWER OF ATTORNEY
(Grantee) JOSE LUIS FUERTE CAZALES

This page is added to provide adequate space for recording information and microfilming.
Do not remove this page as it is now part of the document.

PREPARE BY AND RETURN THIS DOCUMENT TO:

Horace Lathan
432 WILDWOOD DR
Park Forest, IL 60466

Fidelity National Title Company, LLC
6250 W 95th St
Oak Lawn, IL 60453

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AGENT'S CERTIFICATION AND ACCEPTANCE OF AUTHORITY

I, Linda Rice (insert name of agent), certify that the attached is a true copy of a power of attorney naming the undersigned as agent or successor agent for Horace Lathan (insert name of principal).

I certify that to the best of my knowledge the principal had the capacity to execute the power of attorney, is alive, and has not revoked the power of attorney; that my powers as agent have not been altered or terminated; and that the power of attorney remains in full force and effect.

I accept appointment as agent under this power of attorney.

This certification and acceptance is made under penalty of perjury.*

Dated: 27 February 2023

(Agent's Signature) Linda Rice

(Print Agent's Name) LINDA RICE

(Agent's Address) 432 Wildwood DR
Park Forrest, IL 60166

* (NOTE: Perjury is defined in Section 32-2 of the Criminal Code of 1961, (720 ILCS 5/32-2) and is a Class 3 felony.)

Katie King

27 February 2023



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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:


Principal's initials

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ILLINOIS STATUTORY SHORT FORM POWER OF ATTORNEY FOR PROPERTY

I, HORACE LATTHAN, of 7432 S. Aberdeen Chicago, IL 60621, hereby revoke all prior powers of attorney for property executed by me and appoint:

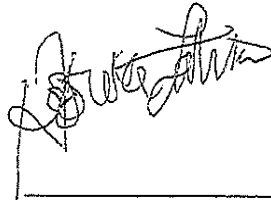
LINDA RICE
432 WILD WOOD DR.
PARK FOREST, IL 60466

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.
- (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.

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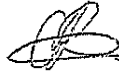
Dated: August 8, 2022



HORACE LATHAN

The undersigned witness certifies that HORACE LATHAN 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 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.

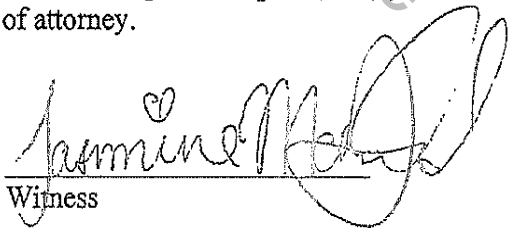
Dated: August 8, 2022



Witness

The undersigned witness certifies that HORACE LATHAN 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 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: August 8, 2022




Witness

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State of ILLINOIS)
) SS.
County of COOK)

The undersigned, a notary public in and for the above county and state, certifies that HORACE LATHAN, 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 witnesses Channon K. Mapp-Adegun and Jasmine McDonald 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: 8/9/2022

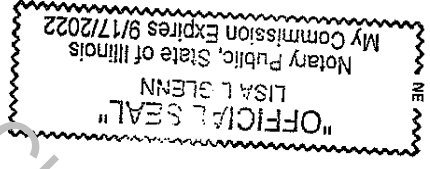


Notary Public

My commission expires Sep 17, 2022

MAIL TO
PREPARED BY:

Name: Lisa Glenn of Law Office of Lisa L. Glenn, LLC
Address: 600 Holiday Plaza Dr, Ste 178
Matteson, IL 60443
Phone: 708.833.8406



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EXHIBIT A

Order No.: OC22023926

For APN/Parcel ID(s): 20-29-225-033-0000

For Tax Map ID(s): 20-29-225-033-0000

LOT 14 IN BLOCK 1 IN J.H. CLOUGH'S SUBDIVISION OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 29, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE SOUTH 149 FEET THEREOF) IN COOK COUNTY, ILLINOIS

Property of Cook County Clerk's Office