(Individual to Individual)

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THE GRANTOR SAM MENKIN by Judith Ann Menkin, Attorney-in-fact and Bernice F. Menkin his Wife by Judith Ann Menkin attorney-in-fact

City \_County of Pima Arizona of Tucson of the \_\_ for and in consideration of State of \_

Ten and no/100 (\$10.00)---- DOLLARS, and other good and valuable considerath hand paid,

CONVEY \_\_\_ and WARRANT \_\_\_ to

ANGELINE QUATTROCCHI 5820 Sheridan Road, #502

Chicago, Illiandiantes (Hantee)

the following described Real Estate situated in the County of Cook State of Illinois, to what

See Legal Description Attached Hereto as Exhibit A.

SUBJECT TO: Covenants, conditions and restrictions of record; terms, provisions, covenants and conditions of the Declaration of Condominium and 1/1 amendments thereto; private, public and utility easements including any easements established by or implied from the Diclaration of Condominium or amendments thereto; roads and highways; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; general taxes for the year 1984-85 and subsequent years; installments due after the cate of closing of assessments established pursuant to the Declaration of Condominium; the mortgage or trust deed.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real	Estate Index Number(s):	09-15-100-	029-3311 4	<del>}</del>	
	Real Estate: <u>9446 Dee</u>				
Address(cs) or i			2,0	67.11.	
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PLEASE PRINT OR	Sam Merkin by Ju	dith Ann		ACTRIN by JU	
TYPE NAME(S)	Menkin, Attorney	-in-ract (SEAL)	Ann Menkin,	Attorney-ir	
BELOW SIGNATURE(S)	minimum manager and administration of the second se	(06/16)			. ( <b></b> .

Cook ss. 1, the undersigned, a Notary Public in and for State of Illinois, County of said County, in the State aforesaid, DO HEREBY CERTIFY that

Sam Menkin by Judith Ann Menkin attorney-in-fact and Bernice F. Menkin his wife by Judith Ann Menkin attorney-in-fact

personally known to me to be the same person s whose name is ... subscribed to the foregoing instrument, appeared before me this day in person, and acknowl-IMPRESS edged that \_s.h\_e signed, sealed and delivered the said instrument as \_her\_ SEAL free and voluntary act, for the uses and purposes therein set forth, including the HERE

release and waiver of the right of homestead.

Ginen by der my	hand and official seal, this
A Section 1	10/10

(The Above Space For Recorder's Use Only)

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of Des

Jeffrey B. Katz, Esquire, Rudnick & Wolfe 30 N. LaSalle St. (NAME AND ADDRESS) Chicago,

Duane Donahue, Esquire (Name) 915 East Main Street MAIL TO: (Address) Illinois 60013 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO: Angeline Quattrocchi 9446 Dee Road, #203-C (Address) Des Plaines, IL 60016
(City, State and Zip)

OR

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DESIGNATIONS CONT. PART

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#### PARCEL I:

Unit No. 203-C in <u>Coventry Place Condominium Building No. 11</u>, as delineated on the survey of the following described real estate:

That part of the East 1/2 of the Northeast 1/4 of the Northwest 1/4 of Section 15, Township 41 North, Range 12, East of the Third Principal Meridian, bounded and described as follows: Commencing at the Southeast corner of the Northeast 1/4 of the aforesaid Northwest 1/4; thence North 272.52 feet along the East line of said Northwest 1/4; thence West 70.07 feet along a line drawn perpendicularly to the East line of said Northwest 1/4, to the point of beginning of the following described parcel of land; thence continuing West 73.56 feet along the Westerly extension of said

perpendicular line; thence North 174.98 feet along a line drawn parallel with the East line of the aforesaid Northwest 1/4; thence East 73.56 feet along a line drawn perpendicularly to the East line of said Northwest 1/4; thence South 174.98 feet along a line drawn parallel with the East line of said Northwest 1/4, to the hereinabove designated point of beginning, in Cook County, Illinois.

which survey is attached as Exhibit "B" to the Declaration of Condominium Ownership and of Easements Restrictions and Covenants for Coventry Place Condominium Building No. 11 made by Harris Trust and Savings Bank, as Trustee under Trust No. 39320, and recorded December 31, 1979 as Document No. 25,299,617, together with an undivided 5.7562 percent interest in said parcel (excepting from said parcel all the units thereof as defined and set forth in said Declaration of Condominium Ownership and survey).

ALSO

PARCEL II:

Easement for ingress and egress for the benefit of Parcel I as set forth in the Declaration of Covenants, Conditions, Restrictions and Easements for The Coventry Place Homeowner's Association recorded and registered December 31, 1979 as Documents 25,299,611 and tR 3,138,686.

8529727;

#### PARCEL II

Unit No. 203-C in Coventry Place Condesinium Buildian No. 11, as delineated on the survey of the following described real estates

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perpendicular line, theree becah 170.00 feet along a line frame navalled with a feet fact line of the afercular becames 170; thence Eist 73.56 feet along a line drawn perpendicularly to the anti-line of 5a d Borthwest 174; thence 55a d Borthwest 174; thence 5and 174; thence 5and 174; thence 5and 174; the fact along a line drawn parallal with the fact to the standing tead avoid in the correspondence team to be a formation and the standard team to the standard team Seginoring, in Cook Couply, illinois.

which survey is attached as Exhibit. "8" or the Collaration of Condominium Omnership and of Lasemense, Receriations and Commants for Covenier Place Umperson and of assements, secretarions and coverents for covering flace. For a covering flace of the control of the control of the coverence of the control of the coverence of the control of the coverence of t

#### MEST

### PARCEL III:

ranuc. 1). Easement for ingress and ogress for the benefit of Parcel L as set forth in the Ceclaration of Coverant, tonditions, Restrictions and Easements for the Coventry Place Homerson's Association recorded and registered December 31, 1579 as December 25, 299, 611 and LP 1, 138, 586 

### POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS THAT WE, SAM MENKIN and BERNICE F. MENKIN, of the City of Des Plaines, County of Cook and State of Illinois, hereby constitute and appoint JUDITH A. MENKIN our true and lawful attorney to act in our names, and on our behalf, to do and execute all or any of the following acts, deeds and things, that is to say:

- 1. To demand, sue for, collect, receive and give discharges for all moneys, debts, interest, dividends, securities, shares of stock and other personal property which now belongs or shall hereafter belong to us.
- 2. To commence, prosecute and defend all actions and other proceedings touching our estate or any part thereof, or touching anything in which we or our estate may be in any way concerned.
- 3. To settle any account or reckoning whatsoever where we now are or at my time hereafter shall be in any wise interested or concerned with any person whomsoever, and to pay or receive the balance thereof as the case may require.
- To settle compromise, or submit to arbitration, all claims, demands, accounts, disputes and differences between us and any other person.
- 5. To receive every sum of money which now is or hereafter shall be due or belonging to us upon the security or by virtue of any mortgage, and, on receipt of the full amount secured thereby, to execute a good and sufficient release or other discharge of such mortgage by deed or otherwise.
- To enter into and upon  $\epsilon 1$ ? and singular our real estate and to let, manage and improve the same, or any part thereof, and to repair or otherwise improve or alter, and to insure any buildings thereon.
- To contract with any person for leasing, for such periods, at such rents, and subject to such conditions, as our attorney shall see fit, all or any of our said real estate and any such person to let into possession thereof, and to execute all such leases and contracts as shall be necessary or proper in that behalf, and to give notice to quit to any tenant or occupier thereof, and to receive and recover from all tenants and occupiers thereof, or any part thereof, all rests, arrears of rent and sums of money which now are, or shall hereafter become, due and payable in respect thereof, and, also, on non-payment thereof, or of any part thereof, to take all necessary or proper means and proceedings for determining tra tenancy or occupation of such tenants or occupiers, and for ejecting the tenants or occupiers and recovering the possession
- To sell, either at public or private sale, or exchange any part or parts of our real estate or personal property for such consideration, and upon such terms, as our attorney shall think fit, and to execute and deliver good and sufficient deeds or other instruments for the conveyance or transfer of the same, with such covenants of warranty, or otherwise, as our attorney shall see fit, and to give good and effectual receipts for all or any part of the purchase price or other consideration.
- 9. To sell, at public or private sale, or to exchange any or all shares of stock or bonds or securities (whether registered or in coupon or negotiable form) in any corporation, association, trust, municipal corporation or government, which may now or hereafter stand in our names and in the names of

#### Make of Alcoened

ROOM ALL MED WY THESE PRESTURE THAT WE, SAM MENKIN and TREBUTES F. STURK, of the C.F. of Les Plaines, County of Cook, and State of Tilleria, between the State of Tilleria, between and appoint JUDITH A. MENKIN OUR TILLER LAND LAND OF ALL MENKIN OUR TILLER, SAME ON COUR DUBLIE, CA SU AND SECUED OIL OF ANY OF the TREBUT ON COUR DUBLIE, CA SU AND SECUED OIL OF ANY OF the TREBUT ON SAY:

- 1. To demand, our for, collect, recolve and grye discharges for all manays, debts, interest, dividendes securivies shares of stack and sther personal property which now belongs or shall hereafter relong to us.
  - 2. To commence, presente and defend all actions and defend all actions and defend be concluded to be proceeding touching our astace or any part thereoff, or touching anything in which we or our estarc may be to lay way concerned.
- 3. To settle the seconds or reckening whatsoever where we now are or at any time hereafter shall be in any wise inhereated or concerned with any person whomsoever, and to pay or receive. The balance thereof as the case may required
  - 4. To settle, compromise, or submit it apprehen, all wlams, demards, accounts, disputés and differences between us and other person.
    - S: To receive every sum of moon, which now is or hereefter shell be mee or belonging to we upon the security of by vertue of any morngage, and on receipt of the full emount secured whereas, to because and antisations release or secured whereas, to because the deed on otherwise.
  - 5 To enter into And deen all and singular our rest estates enter our rest estates enter our rest part here enter of and to terrary of otherwise improve or alter, and to terrary the sense or alter, and to the sense of alter, and to the terrary enter on alters.
- 7. To doctrade with any person for leasing, for such conditions, as our periods, at such towns, at our paint conditions, as our atternay shall see its, all or any or our paid teal expete and any such person, to lest the mile of any such indexes and towns, and considered of the constant of the constant and expense of the constant and expense of the constant and expense of the constant towns, and the constant towns, and the constant towns, and the constant constant towns, and the constant constant of the constant constant and processed or any part thereof, to take all near towns, and the constant of and processed or occupiers, and for the constant of and constant and constant and possession also constant the constant of and constant thereof.
- 3. To sell, sither at public or private sale, or exchange any part or parts of our real exchange or percent property for such consideration, and meet each cerms, as our atterney shall think fit, and to encount and destine good and sufficient destine or other incuments for the converse of the same, with such covenants of earnance, with such covenants of earnance, with such covenants of earnance, sith or any pure for all or any pure of the purchase price or other toorsiders.
- 0. To sall, at public or private; sale, or to exchange any or all shares of ators or brown or securities (whether registrated or in course or negotialistics) in any corporation, association, trust, municipal corporation or government, which may now or becauser stand in our names and in the hames of so

others, or in which we have any interest and to receive and receipt for the purchase price or property received in exchange, and in our names to sign any transfers or assignments that may be necessary to make the transfer or exchange, and to deliver the same, together with the stock or securities sold or exchanged, to the transferee, or his agents.

- 10. To deposit any moneys which may come to the hands of said attorney as such attorney, with any bank or banker or other person, in our names, and any of such money or any other money to which we are entitled, which now is or shall be so deposited, to withdraw and either employ as he shall think fit, in the payment of any debts or interest payable by us, or taxes, assessments, insurance and expenses due and payable, or to become due and payable on account of our real and personal estate, or in and about any of the purposes herein mentioned, or otherwise for any use and benefit, or to invest in our names in any stocks, shares, bonds, securities or other property, real or corsonal, as our said attorney may think proper, and to receive and give receipt for any income or dividend arising from such investments, and all and any such investments or other investments to vary or dispose of for my use and benefit as our said attorney may think fit.
- 11. To borrow any sum or sums of money, on such terms and with such security, whether real or personal property, as our attorney may think fit and for that purpose, to execute all promissory notes, bonds, mortgages and other instruments which may be necessary or proper.
- 12. To engage, employ and dismiss any agents, clerks, servants or other persons in and about the performance of these presents as our attorney shall think fit.
- 13. To vote at the meetings of stockholders or other meetings of any corporation or company, or otherwise to act as our attorney or proxy in respect of any stocks, shares or other instruments now or hereafter held by us therein and, for that purpose, to execute any proxies, waivers of notice or other instruments.
- 14. To exercise any powers and any Juties vested in us, whether solely or jointly, with any other or others as executor, administrator or trustee, or in any other fiduciary capacity, so far as such power or duty is capable of being validly delegated.
- 15. For all or any of the purposes of these presents, to enter into and sign, seal, execute, acknowledge and deliver any contracts, deeds or other instruments whatsoever, and to draw, accept, make, endorse, discount or otherwise deal with any bills of exchange, checks, promissory notes or other commercial or mercantile instruments.
- 16. To effect insurance on any and all of our property, on such terms as to our said attorney shall seem meet and proper; to sign any application for said insurance, any representation of the condition and value of said property, articles of agreement, promissory or premium notes, and all other papers that may be necessary for that purpose; to collect any and all insurance moneys due or payable to us and to make, execute and file all necessary and proper declarations, proof of loss and other documents that may be necessary for that purpose; and, also, to cancel and surrender any policy they may obtain and, on such cancellation, or the expiration thereof, to receive any dividend, return premium or deposit that may be due and, on such receipt, full discharge to give therefor.
- 17. To enter into and to execute and deliver, as tenant, leases for apartments or other property, and to enter into and to execute and deliver subleases and assignments of leases for apartments or other property of which we may be the tenant, the

others, on in which we have any interest and to receive and respectived in exreceipt for the perchase price or proporty received in exchange, and in our names to sign any transfers or assignments that may be necessary to make the transfer or exchange, and to deliver the same, together with the stock or securities sold or exchanged to the transfere, or his agents.

- 10. To deposit any moneys which may come to the hands of said attorney as such substancy with any bank or banker or other paraged, in our names of any of any bank or banker or money to any other woney to antick the money to any other woney to antick and the sold deposited, to are the new to said the sold deposited, to are the parable by us, or the parable by us, or the parable by us, or to become due and payable on a count of our real and payable, or to become due and payable on a count of our real and ocraonal salate, or in and shour ady at the parable or the order of our names or otherwise for any use and constit, or no invest in our names in any stocks, cleared, bonds, sold that it or parable is our read althought or parable, and to receive and give receive and although and parable investments to vary or dispass of divident arising attention to vary or dispass of for the such investments to vary or dispass of for the such investments to vary or dispass of for the said attention to vary or dispass of for the said attention way think fire.
- Li. To bernow any see or sums of mency on such terms and with such social terms and with such socially, whether out or paragral property, as our paraviery may think its and see that surpose, to exactive all probable notes, hands, moreques and other instruments which may be necessary or proper.
- 12. To carage, employ and Archiss any agents, clarks, servants or other pourous in and about the periodmance of these cubsents as our attorney shell think fix.
- 13. To vote an the meenings of stockholders of other meetings of any corporation of any or educations of act as our ettornise to ect as our attorney or prony it respent of any stocks, shares or other instruments now or here after held by us therein and, for that what was considered for other warpeas, to execute our proxies, variets of notice or other instruments.
- 14. To execute any powers and any duties vested in its, whether solely of foliatly, with any other or others as executors and other fideway, capacity, so far as said power or trusces, or in any other fideway, capacity, so far as said power or dury is capacity of being velicity delected.
  - 25 For all or any of the purposes of these presents, to enter the angents, to enter the angents, and capt, seal, execute, acknowledge and deliver angentiares, deeds or other instruments whatsoever; and to draw acquest, make, endorse, discount or otherwise deal with any billy of exchange, checks, promisery notes on other commercial or dereantile instruments.
  - lo. To effect insurance on any and all of our property, on such teams as to our said accorney chail seem meet and proper; to alyn any applicabled for yard insurance, any representation of the variation and value of said property, articles of agreement, provideory or possium notes, and all other papers that may be necessary for that repose; to collect any apd all insurance moneys due or possie to us and to make, execute and file all necessary and proof of loss and file all necessary and proof of loss and cther documents that may be necessary for that purpose; and also to cancellation ear the necessary tor that purpose; and, also to such cancellation or ecossary tor they may obtain and, also cancellation or ecossary that may be due and of receive any such cancellation or ecossar that may be due and our such receips, that may be due and our such receips, that may be due and our such receips.
  - 11. To enter into and to execute and deliver; as tehant, issues and to enter into and to enter into and to enter into and to execute and deliver sublosted and assignments of leases for aparthments or other property of which we may be the tenant, the

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term of any of which leases or subleases may commence on the date of execution thereof or at a date subsequent thereto.

- 18. To enter any of our safety deposit boxes and to remove property therefrom or place property therein.
- 19. To execute and to file Federal, Illinois and other state income tax returns, declarations of estimated tax and gift tax returns required to be made by us for any taxable year or years, to receive confidential information and to perform any and all acts on our behalf with respect to any and all such taxes and assessments paid by, levied or assessed or recommended against, us or in which we may have any interest, including, without limitation, the power to receive checks in payment of any refund of such taxes, penalties, or interest, to execute waivers (including offers of waivers) of restrictions on assessment or collection of deficiencies in tax and waivers of notice of disallowance of a claim for credit or refund, to execute consents extending the statutory period for assessment or collection of taxes, to execute closing agreements pursuant to applicable statutes or regulations, to delegate authority or to substitute another representative, and to execute protests to determinations of any such tax.
- 20. To appoint and remove at pleasure any substitute for or agent under him in respect of all or any of the matters aforesaid, upon such terms as our said attorney shall think fit.
- 21. In general, to do all other acts, deeds, matters and things whatsoever in or arout our estate, property and affairs, or to concur with persons jointly interested with myself therein in doing all acts, deeds, matters and things herein, either particularly or generally described, as fully and effectually, to all intents and purposes, as we could do in our own proper persons if personally present.
- 22. And, in addition to the coregoing enumerated powers, to do any act, deed or thing whatsoever which we may lawfully do through or by an attorney-in-fact, as fully as we could do if personally present.
- 23. And we hereby ratify and confirm, and promise at all times to ratify and confirm, all and whatscever our said attorney, or any attorney by him hereunder substituted, shall lawfully do or cause to be done in and about the premises by virtue of these presents, including anything which shall be done between the revocation of these presents by our deaths or in any other manner, and notice of such revocation reaching our said attorney, and we hereby declare that, as against us and all persons claiming under us, everything which our attorney shall do or cause to be done in pursuance hereof, after such revocation as aforesaid, shall be valid and effectual in favor of any person claiming the benefit thereof who, before the doing thereof, shall not have had notice of such revocation.

We hereby jointly and severally agree to indemnify, defend and hold Judith A. Menkin harmless of and from any and all loss, liability, damage, cost or expense (including, without limitation, reasonable attorney's fees) he may suffer, sustain or incur by reason of or arising from or in connection with any actions taken pursuant to this Power of Attorney.

All persons dealing with our said attorney may rely on a photocopy of the executed original hereof without requiring the production of the original executed instrument.

term of any or which learns or oubleanes may commende en the dare of America through thereto.

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  - 22. and, in addition to the foregoing enumerated powers, to according enumerated powers, to according to the according and the may lawfully deciment of the prough of the system of the system of the personally as a constant of the personally as according to the system.
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- We necessary recordly and correspondence to indemnially, descendence to indemnially, descendence and necessary and ready the following and considered the following process of considering, without the considering process of the considering and conside

The authorized signature of the attorney hereby appointed and her present residence address is set forth below:

Attorney

Address

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,	JUDITI	1 7). M	ENKIN	N		

819-D South Dwyer

Arlington Heights, IL 60005

IN WITNESS WHEREOF, I have hereunto set my hand and seal this of day of August, 1984.

SAM MENKIN

Dernice T. Menkin BERNICE F. MENKIN

STATE OF ILLINOIS

SS.

COUNTY OF COOK

GIVEN under my hand and notarial seal this of August, 1984.

Notary Public



The surhorized director of the attorney hereby appointed and her present residence address is set fouth below:

Atterney

Address

TOWN COURT DEVICE

THEFT A RELEASE

Artington Heights, it 60005

TA WITHESS WHURBUF, I have hereunto set my hand and weal this of A day of August, 1984.

MINGSH MAR

MIRNES T. TOIRERA

STATE TO STATE

COUNTY OF COOR

. 22

I, M. Alectic in and for said to unnessia, so unnessy public in that SAM MENERY Conner, in strate SAM MENERS and DIGHTO F. MENERA, who are personally known to me to to the clot into the persons whose nomes are subscribed to the foregoing instruction onto that they alone and this day in person and acknowled of that they signed, sealed and delivered the said instructions their tree and voluntary act, for the uses and burceses there is set forth.

CIVEN under hy hand and noberial scal this of be day of August, 1984.

Notary Public.

Luam 29 [3]