

ILLINOIS STATUTORY SHORT FORM POWER OF ATTORNEY FOR PROPERTY

This form may be used to give the power of attorney to the person designated here as agent for a period of time not to exceed 10 years... (YOU MUST STRIKE OUT ANY ONE OR MORE OF THE FOLLOWING CATEGORIES OF POWERS YOU DO NOT WANT YOUR AGENT TO HAVE...)

Power of Attorney 28 February 1989

Anthony Mitchell, 5908 Clover Leaf, Clinton, Maryland 20735

grants, appoints Tyrone Mitchell, 8629 S. Phillips, Chicago, Illinois 60617

YOU MUST STRIKE OUT ANY ONE OR MORE OF THE FOLLOWING CATEGORIES OF POWERS YOU DO NOT WANT YOUR AGENT TO HAVE... (a) Real estate transactions (b) Tangible personal property transactions (c) Insurance and annuity transactions

(n) Estate transactions (o) All other property powers and transactions

(LIMITATIONS ON AND ADDITIONS TO THE AGENT'S POWERS MAY BE INCLUDED IN THIS POWER OF ATTORNEY IF THEY ARE SPECIFICALLY DESCRIBED BELOW.)

2. The powers granted above shall not include the following powers or shall be modified or limited in the following particulars (here you may include any specific limitations you deem appropriate...)

This power of attorney gives and grants unto Tyrone Mitchell full power and authority to do and perform all and every act and thing requisite and necessary to be done with respect to the litigation of my rights to property located at 8428 S. Blackstone, Chicago, Illinois 60619, and the distribution of proceeds from any sale of said property

3. In addition to the powers granted above, I grant my agent the following powers (here you may add any other delegable powers including, without limitation, power to make gifts...)

LOT 10 IN BLOCK 7 IN CEPEK'S SUBDIVISION, BEING A RESUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 (EXCEPT THE NORTH 1/2 OF THE NORTH 1/2 HEREOF) IN SECTION 36, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, INCLUDING VACATED STREETS ACCORDING TO PLAT THEREOF RECORDED AUGUST 13, 1915 AS DOCUMENT NO. 5691417, IN COOK COUNTY, ILLINOIS.

(YOUR AGENT WILL HAVE AUTHORITY TO EMPLOY OTHER PERSONS AS NECESSARY TO ENABLE THE AGENT TO PROPERLY EXERCISE THE POWERS GRANTED IN THIS FORM...)

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...

(YOUR AGENT WILL BE ENTITLED TO REIMBURSEMENT FOR ALL REASONABLE EXPENSES INCURRED IN ACTING UNDER THIS POWER OF ATTORNEY...)

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

(THIS POWER OF ATTORNEY MAY BE AMENDED OR REVOKED BY YOU AT ANY TIME AND IN ANY MANNER...)

6. This power of attorney shall become effective on February 28, 1989

7. This power of attorney shall terminate upon written revocation

IF YOU WISH TO NAME SUCCESSOR AGENTS (INSERT THE NAME(S) AND ADDRESS(ES) OF SUCH SUCCESSOR(S) IN THE FOLLOWING PARAGRAPH.)

8. If my agent named by me shall become legally disabled, resign or refuse to act, I name the following (each to act alone and successively, in the order named) as successor(s) to such agent: None

24

30213000

UNOFFICIAL COPY

000213000

NAME
STREET
ADDRESS

OR RECORDER'S OFFICE BOX NO

The Above is a true and correct copy of the

LEGAL DESCRIPTION

000213000
\$16.25
\$45.00

Property of Cook County Clerk's Office



GARREN JAMES MITCHELL, Attorney at Law, 39 South LaSalle, Suite 808, Chicago, Illinois 60603 (312) 263-2028

I, the undersigned, being a Notary Public for the State of Illinois, do hereby certify that the foregoing power of attorney, executed before me in person and acknowledged signing in my presence, is the true and correct copy of the original as the same appears in my records and is a true and correct copy of the original as the same appears in my records and is a true and correct copy of the original as the same appears in my records.

Anthony Mitchell

000213000

Notary Public, State of Illinois, Commission Expires July 1, 1990

See my signature of agent and successors

ANTHONY MITCHELL

NONE

NONE

STREET ADDRESS: 8428 S. Blackstone Chicago 60619

PERMANENT TAX INDEX NUMBER 20-35-406-029

THE SPACE ABOVE IS NOT PART OF OFFICIAL STATUTORY FORM. IT IS ONLY FOR THE AGENT'S USE IN RECORDING THIS FORM WHEN NECESSARY FOR REAL ESTATE TRANSACTIONS

**Section 3-4 of the Illinois Statutory Short Form
Power of Attorney for Property Law**

Section 3-4 Explanation of powers granted in the statutory short form power of attorney for property. This Section defines each category of powers listed in the statutory short form power of attorney for property and the effect of granting powers to an agent. When the title of any of the following categories is retained (not struck out) in a statutory property power form, the effect will be to grant the agent all of the principal's rights, powers and discretions with respect to the types of property and transactions covered by the retained category, subject to any limitations on the granted powers that appear on the face of the form. The agent will have authority to exercise each granted power for and in the name of the principal with respect to all of the principal's interests in every type of property or transaction covered by the granted power at the time of exercise, whether the principal's interests are direct or indirect, whole or fractional, legal, equitable or contractual, as a joint tenant or tenant in common or held in any other form; but the agent will not have power under any of the statutory categories (a) through (e) to make gifts of the principal's property, to exercise powers to appoint to others or to change any beneficiary, when the principal has designated to take the principal's interests at death under any will, trust, joint tenancy, beneficiary form or contractual arrangement. The agent will be under no duty to exercise granted powers or to assume control of or responsibility for the principal's property, affairs or estate when granted powers are exercised; the agent will be required to use due care to act in the benefit of the principal in accordance with the terms of the statutory property power and will be liable for negligent exercise. The agent may act in person or through others reasonably employed by the agent for that purpose and will have authority to sign and deliver all instruments, negotiate and enter into all agreements and deal with assets reasonably necessary to implement the exercise of the powers granted to the agent.

(a) **Real estate transactions.** The agent is authorized to buy, sell, exchange, rent and lease real estate (which term includes, without limitation, real estate subject to a land trust and all beneficial interests in and powers of direction under any land trust); collect all rent, sale proceeds and earnings from real estate; convey, assign and accept title to real estate; grant easements; create conditions and release rights of homestead with respect to real estate; create land trusts and exercise all powers under land trusts; hold, possess, maintain, repair, improve, subdivide, manage, operate and insure real estate; pay, contest, protest and compromise real estate taxes and assessments; and, in general, exercise all powers with respect to real estate which the principal could if present and under no disability.

(b) **Financial institution transactions.** The agent is authorized to open, close, continue and control all accounts and deposits in any type of financial institution (which term includes, without limitation, banks, trust companies, savings and building and loan associations, credit unions and brokerage firms); deposit in and withdraw from and write checks on any financial institution account or deposit; and, in general, exercise all powers with respect to financial institution transactions which the principal could if present and under no disability.

(c) **Stock and bond transactions.** The agent is authorized to buy and sell all types of securities (which term includes, without limitation, stocks, bonds, mutual funds and all other types of investment securities and financial instruments); collect, hold and safekeep all dividends, interest, earnings, proceeds of sale, distributions, shares, certificates and other evidences of ownership paid or distributed with respect to securities; exercise all voting rights with respect to securities in person or by proxy; enter into voting trusts and consent to limitations on the right to vote; and, in general, exercise all powers with respect to securities which the principal could if present and under no disability.

(d) **Tangible personal property transactions.** The agent is authorized to buy and sell, lease, exchange, collect, possess and take title to all tangible personal property; move, store, ship, restore, maintain, repair, improve, manage, preserve, insure and safekeep tangible personal property; and, in general, exercise all powers with respect to tangible personal property which the principal could if present and under no disability.

(e) **Safe deposit box transactions.** The agent is authorized to open, continue and have access to all safe deposit boxes; sign, renew, release or terminate any safe deposit contract; deliver or surrender any safe deposit box; and, in general, exercise all powers with respect to safe deposit matters which the principal could if present and under no disability.

(f) **Insurance and annuity transactions.** The agent is authorized to procure, acquire, continue, renew, terminate or otherwise deal with any type of insurance or annuity contract (which terms include, without limitation, life, accident, health, disability, automobile casualty, property or liability insurance); pay premiums or assessments on or surrender and collect all distributions, proceeds or benefits payable under any insurance or annuity contract; and, in general, exercise all powers with respect to insurance and annuity contracts which the principal could if present and under no disability.

90213000

06 11

UNOFFICIAL COPY

Page 4

STATE OF ILLINOIS
DEPARTMENT OF REVENUE

THE STATE OF ILLINOIS, COUNTY OF COOK

All other property powers and transactions. The agent is authorized to execute, acknowledge, and file all other powers and transactions in the State of Illinois, in the County of Cook, in respect to the property of the decedent, which may be necessary or proper to carry out the purposes of this will.

Estate transactions. The agent is authorized to execute, acknowledge, and file all other powers and transactions in the State of Illinois, in the County of Cook, in respect to the property of the decedent, which may be necessary or proper to carry out the purposes of this will.

Borrowing transactions. The agent is authorized to execute, acknowledge, and file all other powers and transactions in the State of Illinois, in the County of Cook, in respect to the property of the decedent, which may be necessary or proper to carry out the purposes of this will.

Business operations. The agent is authorized to execute, acknowledge, and file all other powers and transactions in the State of Illinois, in the County of Cook, in respect to the property of the decedent, which may be necessary or proper to carry out the purposes of this will.

Commodity and option transactions. The agent is authorized to execute, acknowledge, and file all other powers and transactions in the State of Illinois, in the County of Cook, in respect to the property of the decedent, which may be necessary or proper to carry out the purposes of this will.

Claims and litigation. The agent is authorized to execute, acknowledge, and file all other powers and transactions in the State of Illinois, in the County of Cook, in respect to the property of the decedent, which may be necessary or proper to carry out the purposes of this will.

Tax matters. The agent is authorized to execute, acknowledge, and file all other powers and transactions in the State of Illinois, in the County of Cook, in respect to the property of the decedent, which may be necessary or proper to carry out the purposes of this will.

Social Security, unemployment and military service benefits. The agent is authorized to execute, acknowledge, and file all other powers and transactions in the State of Illinois, in the County of Cook, in respect to the property of the decedent, which may be necessary or proper to carry out the purposes of this will.

Retirement plan transactions. The agent is authorized to execute, acknowledge, and file all other powers and transactions in the State of Illinois, in the County of Cook, in respect to the property of the decedent, which may be necessary or proper to carry out the purposes of this will.

Property of Cook County Clerk's Office

00000000