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1998-09-08 09:30:23
Cook County Recorder 53.50

INV. 69716 1/2 GAD

DURABLE POWER
OF ATTORNEY
OF H. DENISE FOX

I, H. DENISE FOX, of Oak Park, Illinois, appoint my husband, MARK S. CAMPBELL, a sample of whose signature appears below, my true and lawful attorney in fact, for me and in my name, to make any personal decision to act with reference any interest from time to time owned by me in property, real or personal, wherever located (property), or other matters in which I from time to time may have a personal or financial interest and to exercise any or all of the powers set forth below, upon such terms and conditions as follows:

If my husband, MARK S. CAMPBELL, is unwilling or unable to serve, my successor attorney in fact shall be my father, CLAUDE JERALD FOX, of Meridian, Mississippi. A sample of his signature also appears below.

This power of attorney shall not terminate in the event of my incompetency, illness or mental or physical disability.

My attorney's powers shall be as follows:

1. To deposit in or withdraw from any bank, trust company,

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savings association, safe deposit company, broker, or other depository or agent any money or other property and to examine or receive related records, including canceled checks;

2. To open and enter on my behalf any safe deposit box rented or held by me alone or jointly with others, at any time to deposit in such box and to remove from such box any part or all of the contents thereof, including any security or tangible personal property, as often and as freely as I could do if personally present, and to cancel or modify the lease under which such box is rented and to surrender or exchange the same;

3. To pay my ordinary household expenses, to arrange for and pay the cost of the services of a companion for me, medical, nursing, hospital, convalescent, and other health care and treatment, and to make application for insurance, pension, or employee benefits related to such health care and treatment;

4. To retain, invest in, acquire by purchase, subscription, lease or otherwise, manage, sell, contract to purchase or sell, grant, obtain or exercise options to purchase, options to sell, or conversion rights, assign, transfer, convey, deliver, endorse, exchange, pledge, mortgage, abandon, improve, repair, maintain,

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insure, lease for any term, and otherwise deal with all property, and to release and waive any right of homestead therein, if any;

5. To enter upon and demand possession of, maintain, manage, improve, subdivide, resubdivide, raze, alter, dedicate, vacate, partition, release, lease or renew, amend, or extend leases for any term, contract to make leases, grant options to lease or to purchase the whole or any part of the reversion, contract regarding the manner of fixing present or future rentals, grant easements or charges of any kind on or with respect to, and cultivate, irrigate, and operate, all interests in real estate now or hereafter owned by me, including beneficial interests in any trust and leasehold interests, and related improvements, equipment, and supplies, alone or with others, by general or limited partnership, trust agreements, joint ventures, corporations, associations, sharecrop agreements, leases, management or agency agreements, participation in government programs, or otherwise;

6. To borrow from any source for any purpose and mortgage or pledge any property to any lender, including my attorney individually;

7. To demand, sue for, receive, and otherwise take steps to

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collect or recover all debts, rents, proceeds, interest, dividends, annuities, securities for money, goods, chattels, bequests, income from property, damages, and all other property to which I may be entitled or which are or may become due me from any person or organization; to commence, prosecute or enforce, or to defend, answer or oppose, contest, and abandon all legal proceedings in which I am or may hereafter be interested and to settle, compromise, or submit to arbitration any accounts, debts, claims, disputes, and matters now existing or which may hereafter arise between me and any other person or organization and to grant an extension of time for the payment or satisfaction thereof on any terms, with or without security;

8. To continue to carry, purchase, cancel, or dispose of fire, casualty, property, or income protection, medical, hospital, life, liability, or other insurance and to pay any premiums thereon;

9. To vote and give proxies to vote securities, and approve or oppose mergers, consolidations, foreclosures, liquidations, reorganizations, or changes in the financial structure of any organization, and all other matters which may come before the shareholders; and to enter into voting trusts and other agreements

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restricting the voting, transfer, or otherwise or disposition of interests in any organization;

10. To retain, continue, operate, manage, organize, acquire, invest in, terminate, and dispose of, alone or with others, proprietorships, corporations, limited or general partnerships, joint ventures, land trusts, or other business or property-holding organizations under the law of any jurisdiction; to lease, sell, purchase, or otherwise transfer any property to or from, make further investments in or advances of loan funds to, with or without security, and incur obligations on account of or for the benefit of, any such organization; and to employ any person for such purposes and delegate to them such powers and discretions as my attorney considers advisable;

11. To undertake performance of any and all acts, whether or not otherwise specifically enumerated herein, including the sale of any property or the borrowing of any funds, which my attorney considers necessary or appropriate in order to purchase United States treasury bonds redeemable at par in payment of federal estate taxes; provided, however, that nothing herein shall be construed as requiring my attorney to acquire any such bonds;

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12. To appear and represent me in regard to, and to take all actions convenient or appropriate in connection with, taxes imposed by any municipal, state, United States, or foreign authority or government relating to any tax liability or refund abatement or credit (including interest or penalties) due or alleged to be due from or to me or from or to any other person or organization, association, or trust for which I am responsible for the preparation, signing, executing, verifying, acknowledging, or paying of any tax due or filing of a return or report, including without limitation federal or state income or gift tax, for any and all taxable years or periods; and for such purposes to inspect or receive copies of any tax returns filed by or for me, reports or other papers or documents, compromises, or adjustments of any and all claims;

13. To prepare, draw, make, sign, execute, seal, acknowledge, verify, discount, accept, endorse, with or without recourse on me, waive demand, notice and notice of protest, file, and deliver on my behalf any and all checks, options, orders, notes, drafts, overdrafts, certificates of deposit, bills of exchange, deeds, directions to land trustees, mortgages, leases, powers of sale, drafts, bonds (of indemnity or otherwise) and contracts, transfers, assignments, proxies, agreements, receipts, releases, release

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deeds, composition agreements, discharges, income or personal or intangible property or gift or other tax returns, estimates, declarations, certificates, schedules, statements, claims of abatement, refund or credit, protests, requests (including requests for rulings from proper authorities), applications, waivers (including waiver of restrictions on the assessment or collection of any deficiency or additional tax), acceptances (including acceptance of any determination or proposed determination of additional tax or overassessment or overpayment of tax, including interest and penalties), consents or waivers or agreements for a later determination and assessment and collection of taxes than is provided by applicable statutes of limitations, closing agreements (whether in respect of a tax liability or a specific matter or otherwise), petitions, pleading, motions, stipulations, consents and any other papers, documents or writings or things, with or without guarantees, surety obligations, covenants, warranties, indemnifications, representations, powers of substitution, affirmation, or otherwise;

14. To appoint and employ, with or without compensation, any accountants, attorneys at law, investment counsel, agents, servants, or other persons, including their agents and associates, and to dismiss or discharge the same and to appoint or employ any

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others in their stead as my true and lawful attorneys to appear and represent me as to all matters covered by this power of attorney, or for any other purpose, including, but not limited to, appearances before the Treasury Department of the United States, the Tax Court of the United States, the United States Claims Court or any other court of the United States or the District of Columbia, or any state, municipal or foreign court, and any department or official of the United States government or of any state, municipal, or foreign government, with full power and authority to such agents and attorneys to do any and all acts convenient or appropriate in connection with such matters, including the specific acts described above, and to substitute attorneys and agents subsequent to the date of such appointment and prior to any revocation thereof, and to delegate or revoke the authority so granted to them;

15. To pay, as my attorney shall think fit, any debts, or interest, payable by me, or taxes, assessments, and expenses due and payable or to become due and payable for my use and benefit, or for the use and benefit of any person to whom I have a legal obligation of support;

16. To the extent my attorney thinks I might have done, to

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make, unconditionally or upon such terms and conditions as my attorney shall think fit, such donations, contributions, or subscriptions to publicly supported charities, private operating foundations, and private foundations, all as defined in present Internal Revenue Code Section 170 or any equivalent statute, my attorney to exercise sole discretion in determining whether such donations, contributions, or subscriptions, for any reason shall be made;

17. To make, unconditionally or upon such terms and conditions as my attorney shall think fit, such gifts as shall qualify for the annual exclusion from gift tax to any one or more of those persons consisting of my husband, my descendants, my parents and my husband's parents, and the descendants of my parents and my husband's parents, including my attorney himself, in my attorney's sole discretion and for any reason my attorney determines;

18. To substitute and appoint in my attorney's place and stead (on such terms and at such salary or compensation as my attorney shall think fit) one or more attorney or attorneys to exercise for me as my attorney or attorneys any or all of the powers and authorizes hereby conferred and to revoke any such

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appointment from time to time and to substitute or appoint any other or others in the place of such attorney or attorneys, as my attorney shall from time to time think fit;

19. To transfer assets to the trustee of the H. DENISE FOX LIVING TRUST AGREEMENT in the sole discretion of my attorney based on his determination that such will benefit me in terms of estate planning or for any other reason my attorney shall deem beneficial to me. My attorney may also be a beneficiary under such trust. He may withdraw and/or receive income or assets from such trust at any time or times in my name, and amend such trust at any time or times as he shall deem in my best interests;

20. To transfer any or all of my assets as shall be necessary or desirable to qualify me for Medicaid, and to apply for any government and insurance benefits or entitlements on my behalf;

21. Finally, without prejudice to and in enlargement of the authority above conferred, to execute each and every instrument, to undertake each and every obligation, and to take from time to time any and all action of whatsoever nature and with relation to any matters whatsoever, whether or not specifically mentioned herein, and to exercise in respect thereto as full and complete power and

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discretion as I myself might or could do.

My attorney shall exercise or decline to exercise the powers and authority granted herein in each case as my attorney in my attorney's own absolute discretion deems desirable or appropriate under existing circumstances. I hereby ratify and confirm as good and effectual, at law or in equity, all that my attorney, and my agents and attorneys appointed by my attorney, and their agents, associates, and substitutes, may do by virtue hereof. However, despite the above provisions, nothing herein shall be construed as imposing a duty on my attorney to act or assume responsibility for any matters referred to above or other matters even though my attorney may have power or authority hereunder to do so. If any power or authority hereby sought to be conferred upon my attorney should be invalid or unexercisable for any cause or not recognized by any person or organization dealing with my attorney, the remaining powers and authority given to my attorney hereunder shall nevertheless continue in full force and effect.

Each person, partnership, corporation, or other legal entity relying or acting upon this power of attorney shall be entitled to presume conclusively that this power of attorney is in full force and effect unless written notice shall have been delivered to such

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person, partnership, corporation, or other legal entity that this power has been revoked. In addition, revocation of the appointment of my attorney shall not be effective until my attorney has received actual notice of its revocation; and until receipt of such actual notice, my attorney shall not be liable to me for any action taken by my attorney.

No person, partnership, corporation, or legal entity relying upon this power of attorney shall be required to see to the application and disposition of any money, stocks, bonds, securities, or other property paid to or delivered to my attorney, or my attorney's substitute, pursuant to the provisions hereof.

Every successor attorney shall have all the rights, discretions, and duties of the original attorney. A specimen signature of my successor attorney appears below.

Reproductions of this executed original (with reproduced signatures and the certificate of acknowledgment) shall be deemed to be original counterparts of the POWER OF ATTORNEY.

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Specimen signature of my attorney:

Specimen Signature of

Mark S. Campbell
MARK S. CAMPBELL

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Specimen signature of my successor attorney:

Specimen Signature of

Claude Jerald Fox
CLAUDE JERALD FOX

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Prepared By &
RETURN TO:

Mark S. Campbell
817 Belleforte Avenue
Oak Park, IL 60302

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Legal Description

COOK

County, Illinois:

THE SOUTH 50 FEET OF LOT 9 IN BLOCK 4 IN WILLIAM C. REYNOLD'S SUBDIVISION OF THE NORTH WEST 1/4 OF THE SOUTH WEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.
PIN# 16-06-301-022

PIN #: 16-06-301-022

which has the address of 817 BELLEFORTE AVENUE, OAK PARK
Illinois 60302

[Zip Code] ("Property Address"):

[Street, City],

ILLINOIS STATE CLERK

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