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Karen A. Yarbrough

Cook County Clerk

Date: 04/04/2022 12:53 PM Pg: 1 of 7

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Power Of Attorney

Chicago Title 2246A217177LP 2/3 MW

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DURABLE POWER OF ATTORNEY FOR PROPERTY

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

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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

1. I, **Chelsea Smith**, hereby revoke all prior powers of attorney for property executed by me and appoint: **James Smith**, 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 property transactions.
- (b) Financial institution transactions.
- (c) Tangible personal property transactions.
- (d) Borrowing transactions.
- (e) Estate transactions.
- (f) All other property transactions.

2. The powers granted above shall include the following powers or shall be modified or limited in the following particulars: As it relates to the purchase of 1255 N. William Street, River Forest, IL 60305.

3. In addition to the powers granted above, I grant my agent the following powers:
NONE.

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 whom my agent may select, but such delegation may be amended or revoked by any agent (including any successor) named by me who is acting under this power of attorney at the time of reference.

6. This power of attorney shall become effective immediately.

7. This power of attorney shall terminate on April 15, 2022.

8. If any agent named by me shall die, become incompetent, resign or refuse to accept the office of agent, I name the following (each to act alone and successively, in the order named) as successor(s) to such agent: None.

9. If a guardian of my estate (my property) is to be appointed, I nominate the agent acting under this power of attorney as such guardian, to serve without bond or security.

10. I am fully informed as to all the contents of this form and understand the full import of this grant of powers to my agent.

11. The Notice to Agent is incorporated by reference and included as part of this form.

12. This power of attorney is not affected by my subsequent disability or incapacity.

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Dated: March 25, 2022Signed: Chelsea Smith
Chelsea Smith

The undersigned witness certifies that **Chelsea Smith** known to me to be the same persons whose names are subscribed as principal to the foregoing power of attorney, appeared before me and the notary public 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. 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: MARCH 25, 2022

WITNESS

Print Name

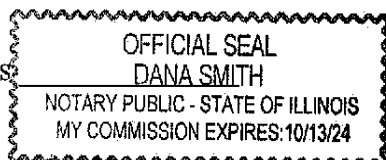
State of ILLINOIS)
) SS.
County of COOK)

The undersigned, a notary public in and for the above county and state, certifies that **Chelsea Smith** known to me to be the same persons whose name are subscribed as principal to the foregoing power of attorney, appeared before me and the witness NAT PIGGEE 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: MARCH 25, 2022

Dana Smith
NOTARY PUBLIC

My commission expires



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LOT 2 IN PRIORY ESTATES RESUBDIVISION IV BEING A RESUBDIVISION OF LOT 18 IN PRIORY ESTATES OF RIVER FOREST, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED IN THE COOK COUNTY RECORDER'S OFFICE ON JUNE 27, 1994 AS DOCUMENT NUMBER 94558271 AND LOT 1 IN PRIORY ESTATES RESUBDIVISION II, BEING A RESUBDIVISION IN PRIORY ESTATES OF RIVER FOREST AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED IN THE COOK COUNTY RECORDER'S OFFICE IN FEBRUARY 22, 1995 AS DOCUMENT NUMBER 95123957, ALL IN COOK COUNTY, ILLINOIS.

PROPERTY ADDRESS: 1255 N. WILLIAM STREET, RIVER FOREST, IL 60305

PIN: 15-01-220-020-0000

PREPARED BY:

TIGERLAW
220 N. GREEN STREET
CHICAGO, IL 60607

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LEGAL DESCRIPTION

Order No.: 22GSA217177LP

For APN/Parcel ID(s): 15-01-220-020-0000

LOT 2 IN PRIORY ESTATES RESUBDIVISION IV BEING A RESUBDIVISION OF LOT 18 IN PRIORY ESTATES OF RIVER FOREST, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED IN THE COOK COUNTY RECORDER'S OFFICE ON JUNE 27, 1994 AS DOCUMENT NUMBER 94558271 AND LOT 1 IN PRIORY ESTATES RESUBDIVISION II, BEING A RESUBDIVISION IN PRIORY ESTATES OF RIVER FOREST AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED IN THE COOK COUNTY RECORDER'S OFFICE IN FEBRUARY 22, 1995 AS DOCUMENT NUMBER 95123957, ALL IN COOK COUNTY, ILLINOIS.

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