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Executor's Deed

ILLINOIS



Doc#: 0404046024
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 02/09/2004 09:28 AM Pg: 1 of 4

Above Space for Recorder's Use Only

4

COOK NILES

① 1555788

THIS DEED between THE GRANTOR, DONALD J. SEBO of the City of Greensburg and the State of Indiana, as Executor of the ESTATE OF JEROME GEORGE SEBO, DECEASED and THE GRANTEE, LEOKADIA SEBO, WHEREAS, Grantor was duly appointed Executor of the Estate of JEROME GEORGE SEBO, Deceased, by the Circuit Court of Cook County, Illinois on March 13, 2003, in Case Number 03 P 945, and has duly qualified as such Executor, and said Letters of Office are now in full force and effect. NOW, THEREFORE, this DEED witnesseth, that Grantor, in exercise of the Powers granted to said Executor in and by the Will of JEROME GEORGE SEBO, Decedent, and in consideration of the sum of TEN and 00/100 DOLLARS and other good and valuable consideration in hand paid by Grantee, the receipt whereof is hereby acknowledged, do hereby QUITCLAIM to LEOKADIA SEBO of Unit D, 6872 W. Touhy Avenue, Niles, Illinois 60714, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See Page 2 for Legal Description)*.

Permanent Real Estate Index Number: 10-30-317-045-1004
Address(es) of Real Estate: Unit D, 6872 W. Touhy Avenue, Niles, Illinois 60714

The date of this deed of conveyance is

September 27, 2003

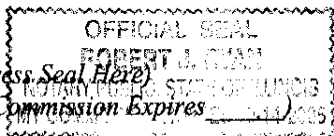
VILLAGE OF NILES
REAL ESTATE TRANSFER TAX
6872 Touhy #D
12543 \$ Exempt

Donald J. Sebo

DONALD J. SEBO
As Executor as aforesaid

(SEAL)
As Executor as aforesaid

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that DONALD J. SEBO, Executor of the Estate of JEROME GEORGE SEBO, Deceased, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as Executor of the Estate of JEROME GEORGE SEBO, Deceased, for the uses and purposes therein set forth.



(Impress Seal Here)
(My Commission Expires)

Given under my hand and official seal

Sept 27, 2003

Robert J. Ryan
Notary Public

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This instrument prepared by Robert J. Ryan
Suite 303, 560 Green Bay Road
Winnetka, IL 60093

Send Subsequent tax bills to:

Leokadia Sebo
Unit D
6872 West Touhy Avenue
Niles, Illinois 60714

a:seboded.leg 9/18/03

Exempt under provisions of Paragraph
..... Section 4, Real Estate
Transfer Tax Act.

.....
Date

Robert J. Ryan
.....
Buyer, Seller or Representative

Mail to : *G. D. Kastner*
5850 N. Milwaukee
Chicago, Ill. 60646

UNOFFICIAL COPY**TICOR TITLE INSURANCE COMPANY**

ORDER NUMBER: 2000 000387559 SC

STREET ADDRESS: 6872 W. TOUHY

CITY: NILES

COUNTY: COOK COUNTY

TAX NUMBER: 10-30-317-045-1004

LEGAL DESCRIPTION:

UNIT NUMBER 6872 "D", IN BURNING BUSH CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 4 IN CIRCUIT COURT PARTITION OF LOT 2, IN WEST AND OTHERS SUBDIVISION, OF PARTS OF LOT 1, AND OF LOT 18, IN ASSESSORS DIVISION, IN THE SOUTHWEST 1/4 OF SECTION 30, AND OF LOT 8, IN ASSESSORS DIVISION, OF JANE MIRANDA'S RESERVE, AND OF LOT 11, OF ASSESSORS DIVISION, OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THAT PART THEREOF DESCRIBED AS FOLLOWS:, TO-WIT: BEGINNING AT A POINT IN THE WEST LINE OF LOT 4 AFORESAID, 9.93 FEET, NORTH OF THE SOUTHWEST CORNER THEREOF; THENCE SOUTHEASTERLY ALONG AN ARC OF A CIRCLE, HAVING A RADIUS OF 1041.51 FEET, FOR A DISTANCE OF 44.67 FEET, TO A POINT IN THE SOUTHERLY LINE OF LOT 4 AFORESAID, 46.07 FEET, EASTERLY OF THE SOUTHWEST CORNER THEREOF; THENCE SOUTHWESTERLY ALONG THE SOUTHERLY LINE OF LOT 4 AFORESAID, 46.07 FEET, TO THE SOUTHWEST CORNER THEREOF; THENCE NORTHERLY ALONG THE WEST LINE OF LOT 4 AFORESAID, 9.93 FEET, TO THE POINT OF BEGINNING), ALL IN COOK COUNTY, ILLINOIS

ALSO

THAT PART OF LOT 12, IN WEST AND OTHERS SUBDIVISION OF PARTS OF LOT 1, AND OF LOT 18, IN ASSESSORS DIVISION, OF PART OF THE SOUTHWEST 1/4 OF SECTION 30, AND LOT 8, IN JANE MIRANDA'S RESERVE, IN THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:: BEGINNING AT THE POINT OF INTERSECTION, OF THE CENTER LINE OF SCHOOL STREET, AND THE NORTHERLY LINE OF TOUHY AVENUE, SAID POINT BEING 45.52 FEET EASTERLY (AS MEASURED ON THE SOUTHERLY LINE OF LOT 4), OF THE SOUTHWEST CORNER OF SAID LOT 4; THENCE SOUTHEASTERLY ALONG THE NORTH LINE OF TOUHY AVENUE, WHICH IS A CURVED LINE, HAVING A RADIUS OF 1041.51 FEET, TO THE POINT OF INTERSECTION, OF THE NORTHERLY LINE OF TOUHY AVENUE, AND THE SOUTHERLY LINE OF SCHOOL STREET; THENCE NORTHERLY 24.75 FEET, ON A LINE PERPENDICULAR, TO THE SOUTHERLY LINE OF SCHOOL STREET, TO A POINT ON THE CENTER LINE OF SCHOOL STREET, THENCE WESTERLY ALONG THE CENTER LINE OF SCHOOL STREET, TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A", TO THE DECLARATION OF CONDOMINIUM, RECORDED IN THE OFFICE OF THE REGISTRAR OF TITLES, AS DOCUMENT NO. 3048728, AND IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 24644710; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real esate in Illinois, a partnership authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated 09/27, 2003 Signature: Robert J Ryan
Grantor or Agent

Subscribed and sworn to before me by the
said the undersigned
this 27 day of September
2003

[Signature]
Notary Public

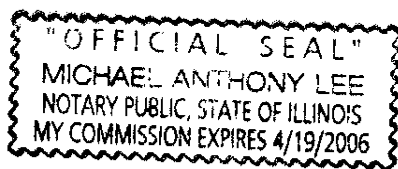


The grantor or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real esate in Illinois, a partnership authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated 09/27, 2003 Signature: Robert J Ryan
Grantee or Agent

Subscribed and sworn to before me by the
said the undersigned
this 27th day of September
2003

[Signature]
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]