



Doc#: 0407635129
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 03/16/2004 09:39 AM Pg: 1 of 3

This Indenture made this 5th Day of March 2004, between Michael Ian Bender, Administrator of the Estate of Steven I. Mihalka a/k/a Steve Mihalka a/k/a Steven Istvan Mihalka, Deceased, Party of the First Part, and State Bank of Countryside, as trustee under trust dated September 25, 2001 and known as Trust Number 01-2344, Party of the Second Part.

337940

Witnesseth, That Whereas, the Probate Court of Cook County in the State of Illinois, on the 22nd Day of August, 2002, in a cause brought under the statute wherein the Party of the First Part was the Petitioner entered an Order admitting the Will of Steven I. Mihalka a/k/a Steve Mihalka a/k/a Steven Istvan Mihalka, Deceased, dated October 6, 1997, to probate, and whereas, in Article VI, Paragraph (d) of said Will, the testator authorizes the representative to sell real property belonging to the Estate without benefit of court order, and,

WHEREAS, The Party of the First Part, sold the real estate, to the Party of the Second Part for \$248,500.00.

NOW, Therefore, this Indenture Witnesseth, that the Party of the First Part, in consideration of the premises and the sum of \$248,500.00 to him in hand paid by State Bank of Countryside, as trustee under trust dated September 25, 2001 and known as Trust Number 01-2344, receipt whereof is hereby acknowledged, has granted, sold and conveyed and by these presents and assigns forever to State Bank of Countryside, as trustee under trust dated September 25, 2001 and known as Trust Number 01-2344, all of the interest of the decedent in and to the following real estate situated in the County of Cook, State of Illinois:

LOT 133 IN SAM BROWN, JR., 59TH STREET SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. COMMONLY KNOWN AS: 2201 WEST FARRAGUT, CHICAGO, IL 60625. PIN# 14-07-115-023-0000

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Subject to a proration of the real estate taxes for 2003 and 2004.


In Witness Whereof, the Party of the First Part as Administrator of the Estate of Steven I. Mihalka a/k/a Steve Mihalka a/k/a Steven Istvan Mihalka, Deceased, has hereunto set his hand and seal, the day and year first above written.

Michael Ian Bender, Administrator of the Estate of Steven I. Steven I. Mihalka a/k/a Steve Mihalka a/k/a Steven Istvan Mihalka, Deceased

CLERK'S OFFICE
NORTH LA SALLE STREET, SUITE 1900
CHICAGO, IL 60602


UNOFFICIAL COPY

Property of Cook County Clerk's Office

STATE OF ILLINOIS
 STATE TAX

 MAR. 11.04
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE


0000017037

REAL ESTATE TRANSFER TAX
00248.50
FP 102804

CITY OF CHICAGO
 CITY TAX

 MAR. 11.04
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE

8288000000

REAL ESTATE TRANSFER TAX
01863.75
FP 102807

COOK COUNTY
 REAL ESTATE TRANSACTION TAX

 MAR. 11.04
 REVENUE STAMP

170210000000

REAL ESTATE TRANSFER TAX
00124.25
FP 102810

UNOFFICIAL COPY

State of Illinois)
) SS
 County of Cook)

I, Mary Tomas, a Notary Public in and for said County and State do hereby certify that Michael Ian Bender, Administrator of the Estate of Steven I. Mihalka a/k/a Steve Mihalka a/k/a Steven Istvan Mihalka, Deceased, personally known to me to the same person whose name is subscribed to the within Deed appeared before me this day in person acknowledged that he signed, sealed and delivered said Deed as such as Administrator as his free and voluntary act, for the use and purpose therein set forth given under my hand and seal, this 5th Day of March, 2004.

Mary Tomas

**MAIL TO:**

Maureen Dikarski
St 1000, 25 E Washington
Chgo, IL 60602

SUBSEQUENT TAX BILLS:

Aaby Farragut
5801 N. Northwest Highway
Chgo, IL 60631

This Deed was prepared by John E. Turchan, Attorney
 69 West Washington Street, Suite 2640, Chicago, IL. 60602