

# UNOFFICIAL COPY



Doc#: 0710226107 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/12/2007 12:38 PM Pg: 1 of 3



First American Title Insurance Company

**WARRANTY DEED  
ILLINOIS STATUTORY  
Estate to Individual**

Reginald Sanders, Independent Executor, of the Estate of Virginia Sanders, deceased, ("Executor"), as Grantor, and Debra Sanders as Grantee(s), *married*  
WHEREAS, Virginia Sanders, ("Decedent") resided in the City of Chicago, County of Cook State of Illinois and died Intestate on 10/29/2005 and that thereafter proceedings were instituted in the Circuit Court of Cook County, Illinois, as Case No. 06 P 4308 Docket Page, to probate the state of said Decedent and on 07/07/2006, Grantor was duly appointed and qualified as the Executor of said state, and letters issued out of said court to Grantor, and said letters are now in full force and effect, and  
NOW THEREFORE, in consideration of the sum of 195,000.00 in full purchase price, and other good and valuable consideration, the receipt of which is hereby acknowledged, the Executor of the said estate does hereby CONVEY(S) and WARRANT(S) to Debra Sanders of 9905 S. Normal, Chicago, IL 60628 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

*See Exhibit "A" attached hereto and made a part hereof*

SUBJECT TO:

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 25-09-306-067-0000  
Address(es) of Real Estate: 9905 S. Normal, Chicago, IL 60628

Dated this 3<sup>rd</sup> day of April, 20 07.

 (SEAL)

Reginald Sanders  
as Independent Administrator  
of the estate of Virginia Sanders

1st AMERICAN TITLE order # 1580238  
1 of 4

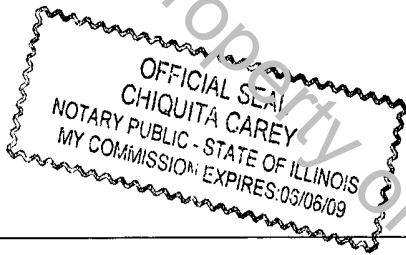
*zh*

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Reginald Sanders, Independent, executor of Virginia Sanders, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 3<sup>rd</sup> day of April, 2007.

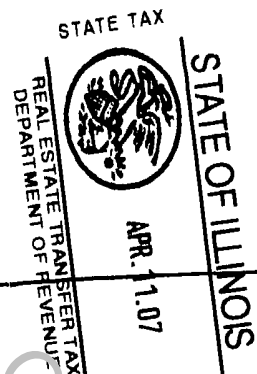
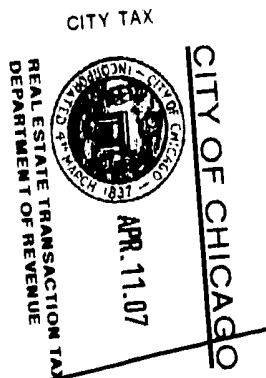


Chiquita Carey (Notary Public)

**Prepared by:**  
Starks & Boyd, P.C.  
11528 S. Halsted  
Chicago, IL 60628  
773-995-7900

**Mail To:**  
Debra Sanders  
9905 S. Normal  
Chicago, IL 60628

**Name and Address of Taxpayer:**  
Debra Sanders  
9905 S. Normal  
Chicago, IL 60628



# 0000010968
REAL ESTATE TRANSFER TAX
007 12.50
FP 102812

# 0000040908
REAL ESTATE TRANSFER TAX
00047.50
FP 103028

# 0000040710
REAL ESTATE TRANSFER TAX
00095.00
FP 103027

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## EXHIBIT A

### LEGAL DESCRIPTION

Legal Description: Lot 2 (except the North 1.5 feet thereof) and the North 1 foot of Lot 3 in Resubdivision of Lot 12, Lot 13 and the West 15 feet of Lot 14, together with vacated 16 foot alley South of and adjoining said Lot 12, Lot 13 and the West 15 feet of Lot 14; also the North 31 feet of Lot 10 and Lot 11 and the North 51 feet of the West 15 feet of Lot 9 in Block 1 in Hartrichs Resubdivision of Block 1 and Block 2 in Fernwood Park Subdivision of the East 1/4 of the Southwest 1/4 of Section 9, Township 37 North, Range 14 East of the Third Principal Meridian, according to Plat recorded November 1, 1940 as Document No. 12572584, in Cook County, Illinois.

Permanent Index #'s: 25-09-306-067-0000 Vol. 0157

Property Address: 9905 South Normal Avenue, Chicago, Illinois 60628

Property of Cook County Clerk's Office