

# UNOFFICIAL COPY



Doc#: 1116134036 Fee: \$46.00  
Eugene "Gene" Moore  
Cook County Recorder of Deeds  
Date: 06/10/2011 11:43 AM Pg: 1 of 6

163127 PAC RR

NOTE: RECORDED TO CORRECT LEGAL & ADD TAX NO.

Prepared By and After Recording Return to:
Theresa A. Portis
18826 Carson Drive
Homewood, IL 60430
Send Tax Statements to Grantee (Name and Address):
Theresa A. Portis
18826 Carson Drive
Homewood, IL 60430

Doc#: 0819331146 Fee: \$44.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 07/11/2008 04:20 PM Pg: 1 of 5

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NOTE: Exempt under Provisions of Paragraph \_\_\_\_\_, Section 31-45, Real Estate Transfer Tax Law, Illinois Property Tax Code

## WARRANTY DEED (Fiduciary)

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Theresa A. Portis**, as Independent Administrator of the **Estate of Bennie Portis**, by the power conferred upon her by Circuit Court of Cook County, and the laws of the State of Illinois does hereby CONVEY AND WARRANT to Lynda J. Portis and Theresa A. Portis, individuals, as joint tenants with rights of survivorship and not as tenants in common, the following lands and property, together with all improvements located thereon, lying in the County of Cook, City of Chicago, State of Illinois, to-wit:

Lot 1214 IN F.H. BARTLETT'S GREATER CHICAGO SUBDIVISION OF SECTION 10 TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS (more commonly known as 620 E. 101<sup>st</sup> Place, Chicago, IL 60628.)

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

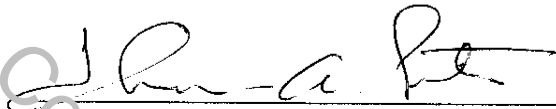
Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45
sub par. <u>E</u> and Cook County Ord. 93-0-27 par. <u>E</u>
Date <u>7/11/08</u> Sign. <u>[Signature]</u>

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**TO HAVE AND TO HOLD** to said **GRANTEE(s)** forever.

And Grantor does for herself in her capacity as Independent Administrator of the Estate of Bennie Portis covenant with the said grantee(s), their heirs, personal representatives and assigns, that she is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that she has a good right to sell and convey the same as aforesaid; that she, in her representative capacity, shall warrant and defend the same to the said grantee(s), their heirs, personal representatives and assigns forever, against the lawful claims of all persons.

**In Witness Whereof**, the said Theresa A. Portis, has hereunto set her hand this 11<sup>th</sup> day of July, 2008.

  
\_\_\_\_\_

Grantor


Theresa A. Portis, Administrator of the Estate  
of Bennie Portis

\_\_\_\_\_  
Type or Print Name

STATE OF ILLINOIS

COUNTY OF COOK

The foregoing instrument was acknowledged before me this 11<sup>th</sup> day of July, 2008 by Theresa A. Portis.

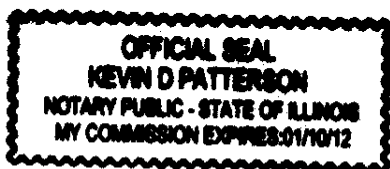
  
\_\_\_\_\_

Notary Public

Kevin Patterson  
\_\_\_\_\_

Type or Print Name

My commission expires: 1.10.12



# UNOFFICIAL COPY

Grantor(s) Name, Address and phone:	Grantee(s) Name, Address and Phone:
Theresa A. Portis	Lynda J. Portis
18826 Carson Drive	620 E. 101 <sup>st</sup> Place
Homewood, IL	Chicago, IL 60628
(773) 810-9291	(773) 264-5397
	Theresa A. Portis
	18826 Carson Drive
	Homewood, IL 60430
	(773) 810-9291

Property of Cook County Clerk's Office

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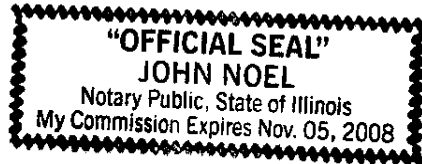
## STATEMENT BY GRANTOR AND GRANTEE

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 estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 6/10, 2008

Signature: *Theresa A. Portis*  
Grantor or Agent

Subscribed and sworn to before me  
By the said Theresa A. Portis  
This 10, day of June, 2008  
Notary Public John Noel

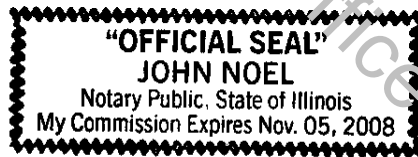


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Date 6/10, 2008

Signature: *Theresa A. Portis*  
Grantee or Agent

Subscribed and sworn to before me  
By the said Theresa A. Portis  
This 10, day of June, 2008  
Notary Public John Noel



**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.)

DOD - 5-5-05 UNOFFICIAL COPY

Order Appointing Representative of Decedent's Estate - Intestate

(Rev. 9/24/01) CCP 0314

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS  
COUNTY DEPARTMENT - PROBATE DIVISION

ESTATE OF

PORTIS  
BENJIE PORTIS

Deceased

No. 08 P 3220

Docket

Page

ORDER APPOINTING REPRESENTATIVE OF DECEDENT'S ESTATE - INTESTATE

On the verified petition of THELISA A. PORTIS  
for issuance of letters of office,

IT IS ORDERED that:

4230

1. Letters of office as INDEPENDENT ADMINISTRATOR

4232 (supervised administrator)

4248 (independent administrator to collect)

4249 (supervised administrator to collect)

4230 (independent administrator)

4237 (supervised administrator de bonis non)

4236 (independent administrator de bonis non)

4227 (supervised co-administrators)

4221 (independent co-administrators)

Issue to THELISA A. PORTIS

~~2. The representative file an inventory within 60 days. 4192~~

Order to account & report 8-11-09 at home

Atty. No.: 6237895

Name: THELISA A. PORTIS

Firm Name:

Atty. for Representative:

Address: 18826 CARSON DRIVE

City/State/Zip: HOMERWOOD, IL 60430

Telephone: (773) 810-9291

ENTERED  
JUDGE SUSAN M. COLEMAN - 1747  
JUN 10 2008  
DOROTHY BROWN  
CLERK OF THE CIRCUIT COURT  
OF COOK COUNTY, IL  
REPORT CLERK

Judge Susan Coleman 1747  
Judge's No.

\*Strike if not applicable

EXHIBIT A

# UNOFFICIAL COPY

SCHEDULE A  
ALTA Commitment  
File No.: 163127

## LEGAL DESCRIPTION

Lot 1214 in Frederick H. Bartlett's Greater Chicago Subdivision Number 1, being a subdivision of all of the East 1/2 of the Southwest 1/4 of Section 10, Township 37 North, Range 14, East of the Third Principal Meridian, and all of that part of the Southeast 1/4 of said Section 10, lying West of and adjoining Illinois Central Railroad right of way (except therefrom the North 33.277 acres) in Cook County, Illinois.

Pin: 25-10-411-025-0000

163127 Re-record  
 Exempt under provisions of Paragraph E, Section 4,  
 Real Estate Transfer Tax Act.  
6/7/2017 [Signature]  
 Date Buyer, Seller or Representative

Issuing Agent  
 Citywide Title Corporation  
 850 W. Jackson Boulevard  
 Suite 320  
 Chicago, Illinois 60607