

# UNOFFICIAL COPY

## EXECUTOR'S DEED



Doc#: 1215356042 Fee: \$46.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/01/2012 01:33 PM Pg: 1 of 5

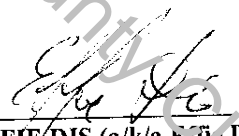
The grantor, **EFFIE DIS** (a/k/a Effie Dis-Terzis), as Independent Executrix of the Last Will and Testament ("Will") of **NICHOLAS TERZIS**, Deceased, by virtue of Letters of Office issued on September 28, 2011, by the Circuit Court of Cook Country, State of Illinois, Case Number 2011 P 005079, and in exercise of the power of sale granted to the Executrix in and by said Will and said Letters of Office and in pursuance of every other power and authority enabling, and in consideration of the sum of Ten (\$10.00) Dollars, receipt whereof hereby is acknowledged, does hereby **Quit Claim And Convey** to **EFFIE DIS-TERZIS** (a/k/a Effie Dis), as Trustee and on behalf of all successor trustees of the **Effie Dis-Terzis Revocable Trust under agreement dated April 3, 2000**, as amended and restated on MAY 16, 2012, of 3413 Bellwood Lane, Glenview, Illinois 60026, all interest in, to and of the following described real estate, situated in the County of COOK, in the State of ILLINOIS, to wit:

Above Space for Recorder's Use Only

See **EXHIBIT "A"** attached hereto and by this reference made a part hereof.

Permanent Real Estate Index Number(s): 13-12-232-035-1002  
Address(es) of Real Estate: Unit 1W, at 2529 W. Farragut Avenue, Chicago, Illinois 60625

Dated this 29 day of May, 2012.

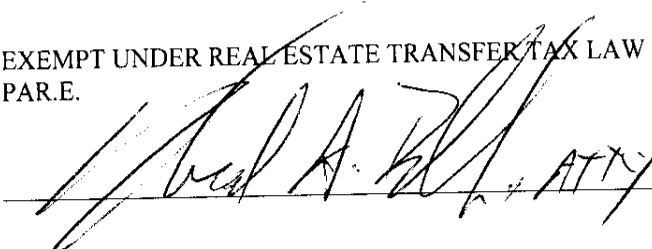
  
\_\_\_\_\_  
(SEAL)  
**EFFIE DIS** (a/k/a Effie Dis-Terzis), as Independent Executrix as of the Estate of **Nicholas Terzis**, Deceased

Please print or type  
name(s) below  
signature(s)

This instrument was prepared by: Howard A. Balikov, Two Northfield Plaza, Suite 360, Northfield, IL 60093  
(Name and Address)

Send subsequent tax bills to: Effie Dis, 3413 Bellwood Lane, Glenview, Illinois 60026  
(Name and Address)

EXEMPT UNDER REAL ESTATE TRANSFER TAX LAW 35 ILCS 200/31-45 SUB. PAR.E AND COOK COUNTY ORD 93-0-27 PAR.E.

  
\_\_\_\_\_  
ATTY

DATE: 5-29-2012

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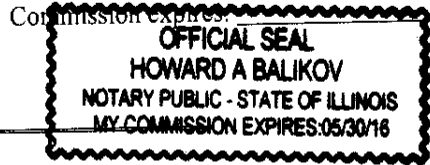
STATE OF Illinois  
COUNTY OF Cook } SS.

I, HOWARD A. BALIKOV, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that EFFIE DIS (a/k/a Effie Dis-Terzis), Independent Executrix of the Estate of Nicholas Terzis, 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 she signed, sealed and delivered the said instrument as her 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 29 day of May, 2012.

(Impress Seal Here)

*Howard A. Balikov*  
Notary Public



## Executor's Deed

EFFIE DIS (a/k/a Effie Dis-Terzis), as Independent Executrix of the Estate of NICHOLAS TERZIS, Deceased

TO

EFFIE DIS-TERZIS (a/k/a Effie Dis), as Trustee and on behalf of all successor trustees of the Effie Dis-Terzis Revocable Trust under agreement dated April 3, 2000, as amended and restated 5/16/2012

ADDRESS OF PROPERTY:

Unit 1W, at 2529 W. Farragut Ave., Chicago, Illinois 60625

MAIL TO: Howard A. Balikov  
Two Northfield Plaza, Suite 360  
Northfield, Illinois 60093

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## EXHIBIT "A"

### LEGAL DESCRIPTION

UNIT 1W, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE 2529 WEST FARRAGUT CONDOMINIUM ASSOCIATION, AS DELINEATED AND DEFINED IN THE DECLARATION AND ITS SURVEY AS EXHIBIT "D", RECORDED ON OCTOBER 27, 2003, AS DOCUMENT NUMBER 0330018088, OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE EAST TWENTY (20) FEET OF LOT SEVENTY (70) AND ALL OF LOT SEVENTY-ONE (71) IN OLIVER SALINGER AND COMPANY'S LINCOLN AVENUE SUBDIVISION, BEING A SUBDIVISION OF THAT PART OF THE SOUTH ONE-HALF (1/2) OF THE WEST ONE-HALF (1/2) OF THE NORTHEAST ONE-QUARTER (1/4) OF SECTION TWELVE (12), TOWNSHIP FORTY (40) NORTH, RANGE THIRTEEN (13), EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF LINCOLN AVENUE, KNOWN AS: 2529 W. FARRAGUT AVENUE, CHICAGO, ILLINOIS.

THE EXCLUSIVE USE OF PARKING SPACE P-1 AND STORAGE SPACE S-1W, LIMITED COMMON ELEMENTS, AS SET FORTH AND PROVIDED IN THE AFOREMENTIONED DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0330018088.

Subject to: general real estate taxes not due and payable as of the date of this instrument, covenants, conditions, restrictions and rights of way, if any, of record.

P.I.N.: 13-12-232-035-1002

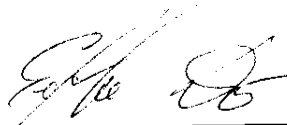
Commonly known as: Unit 1W, at 2529 W. Farragut Avenue  
Chicago, Illinois 60625

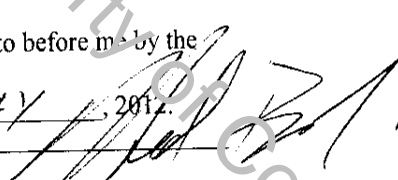
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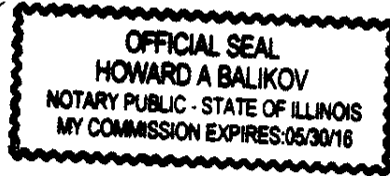
## STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantor 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: 5-29, 2012.

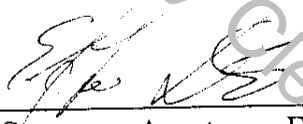
Signature:   
Grantor or Agent      EFFIE DIS

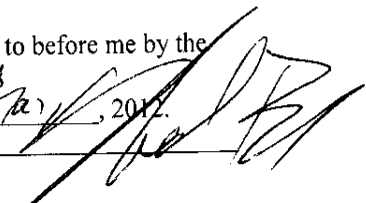
Subscribed and sworn to before me by the said agent, EFFIE DIS this 29 day of May, 2012.  
Notary Public 

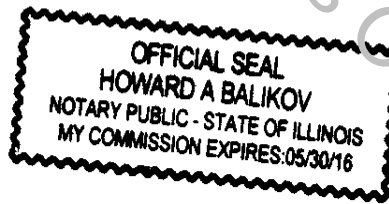


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 and hold title to real estate under the laws of the State of Illinois.

Date: 5-29, 2012.

Signature:   
Grantee or Agent      EFFIE DIS

Subscribed and sworn to before me by the said agent, EFFIE DIS this 29 day of May, 2012.  
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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

**UNOFFICIAL COPY**

**COOK COUNTY CLERK VITAL RECORDS  
CHICAGO, ILLINOIS  
MEDICAL CERTIFICATE OF DEATH**

STATE FILE NUMBER 2011 0059153

DATE ISSUED 08/29/2011

DECEDENT'S LEGAL NAME NICHOLAS TERZIS		SEX MALE	DATE OF DEATH AUGUST 07, 2011	
COUNTY OF DEATH COOK	AGE AT LAST BIRTHDAY 74 YEARS	DATE OF BIRTH DECEMBER 06, 1936		
CITY OR TOWN CHICAGO	HOSPITAL OR OTHER INSTITUTION NAME RUSH UNIVERSITY MEDICAL CENTER			
PLACE OF DEATH INPATIENT				
BIRTHPLACE GREECE	SOCIAL SECURITY NUMBER 328-32-4135	MARITAL STATUS AT TIME OF DEATH MARRIED	SURVIVING SPOUSE'S NAME EFFIE AMIRIDOU	EVER IN U.S. ARMED FORCES? NO
RESIDENCE 3413 BELLWOOD LN	APT. NO.	CITY OR TOWN GLENVIEW	INSIDE CITY LIMITS? YES	
COUNTY COOK	STATE IL	ZIP CODE 60025	FATHER'S NAME JOHN D. TERZIS	MOTHER'S NAME PRIOR TO FIRST MARRIAGE VASILIKI DEMETRAKOPOULOS
INFORMANT'S NAME EFFIE DIS		RELATIONSHIP SPOUSE	MAILING ADDRESS 3413 BELLWOOD LN, GLENVIEW, IL, 60025	
METHOD OF DISPOSITION CREMATION	PLACE OF DISPOSITION MONTROSE CEMETERY CO	LOCATION - CITY OR TOWN AND STATE CHICAGO, IL	DATE OF DISPOSITION AUGUST 09, 2011	
FUNERAL HOME LAKEVIEW FUNERAL HOME, 1458 W. BELMONT AVE, CHICAGO, IL, 60657				
FUNERAL DIRECTOR'S NAME CHRISTOPHER JOSE MELONE			FUNERAL DIRECTOR'S ILLINOIS LICENSE NUMBER 034012150	
LOCAL REGISTRAR'S NAME DAVID ORR			DATE FILED WITH LOCAL REGISTRAR AUGUST 10, 2011	
CAUSE OF DEATH PART I: ACUTE LEUKEMIA				
IMMEDIATE CAUSE (Final disease or condition resulting in death)		a	Due to (or as a consequence of)	
		b	GRAM NEGATIVE SEPSIS	
		c	Due to (or as a consequence of)	
			Due to (or as a consequence of)	
PART II: Enter other significant conditions contributing to death but not resulting in the underlying cause given in PART I			WAS AN AUTOPSY PERFORMED? UNKNOWN	
			WERE AUTOPSY FINDINGS USED TO COMPLETE CAUSE OF DEATH? UNKNOWN	
DID TOBACCO USE CONTRIBUTE TO DEATH?	FEMALE PREGNANCY STATUS		MANNER OF DEATH	
	NOT APPLICABLE		NATURAL	
DATE OF INJURY	TIME OF INJURY	PLACE OF INJURY		INJURY AT WORK?
LOCATION OF INJURY				
DESCRIBE HOW INJURY OCCURRED				IF TRANSPORTATION INJURY, SPECIFY
ATTEND THE DECEASED? YES	DATE LAST SEEN ALIVE AUGUST 07, 2011	WAS MEDICAL EXAMINER OR CORONER CONTACTED? NO	DATE PRONOUNCED	TIME OF DEATH 07:55 PM
CERTIFIER PHYSICIAN			DATE CERTIFIED AUGUST 08, 2011	
NAME, ADDRESS AND ZIP CODE OF PERSON COMPLETING CAUSE OF DEATH OMAR LATEEF M.D., 1653 W. CONGRESS PKWY, CHICAGO, ILLINOIS, 60612				PHYSICIAN'S LICENSE NUMBER 036106867

This is to certify that this is a true and correct copy from the official death record filed with the Illinois Department of Public Health.

*David Orr*  
David Orr  
Cook County Clerk

