

UNOFFICIAL COPY

First American Title
Order # 2291846



INDEPENDENT ADMINISTRATOR'S DEED

Doc#: 1216326080 Fee: \$64.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/11/2012 02:19 PM Pg: 1 of 3

MAIL TO:
Jonathan Groll
137 N. Oak Park Avenue
#210
Oak Park, Illinois 60301

TAX BILLS TO:
Guillermo Flores
2723 Orchard Street
Blue Island, Illinois 60406

Wright Chase, as Independent Administrator of the Estate of Graham A. Clymer, deceased, Grantor and Guillermo Flores, a married person, 2723 Orchard Street, Blue Island, Illinois, Grantee

WHEREAS, Graham A. Clymer, the deceased, resided in the City of Blue Island, County of Cook, State of Illinois, and died on November 28, 2011, leaving no Will and that thereafter proceedings were instituted in the Circuit Court of Cook County, Illinois to probate the Estate of the Deceased, and on the 3rd day of April, 2012, the Grantor was duly appointed and qualified as Independent Administrator of said Estate, and Letters of Office issued out of said Court to the Grantor (Case No. 2012P001103) and said Letters are now in full force and effect, and;

WHEREAS, pursuant to Chapter 755, Section 288-88(i) of the Illinois Compiled Statutes (755ICLS28-8 (i)), the Independent Administrator is granted the full power to sell and convey real estate of the deceased without order of court, and;

NOW THEREFORE, in consideration of the sum of Ten and no/100ths (\$10.00) Dollars, the receipt where is hereby acknowledged, the said Grantor, Wright Chase, as Independent Administrator of the Estate of Graham A. Clymer, residing at 1151 Twisted Oak Lane, Buffalo Grove, Illinois does hereby grant, sell, and convey to Grantee, Guillermo Flores, a married person, residing at 2723 Orchard Street, Blue Island, Illinois, all of his right, title, and interest in the following real estate situated in Cook County, Illinois, to wit:

The west 35 feet of Lot 15 in the resubdivision of Lots 15 to 23 and vacated alley in Block 4 in South Washington Heights, a subdivision of the Northwest $\frac{1}{4}$ of Section 30, Township 37 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number: 25-30-117-014-0000

Address of Property: 2329 West 120th Place, Blue Island, Illinois 60406

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Property of Cook County Clerk's Office

STATE TAX
 STATE OF ILLINOIS
 JUN. -1.12
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
0003000
FP 103027

00001500

COUNTY TAX
 COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 JUN. -1.12
 REVENUE STAMP

REAL ESTATE TRANSFER TAX
0001500
FP 103028

00001500

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Subject to covenants, conditions, and restrictions of record; and private, public and utility easements and roads and highways, if any; and general real estate taxes.

IN WITNESS WHEREOF, the said Grantor, Wright Chase, as Independent Administrator, has hereunto set his hand and seal this 25 day of May, 2012




Wright Chase, Independent Administrator of the Estate of Graham W. Clymer

STATE OF ILLINOIS)
) ss
COUNTY OF DUPAGE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Wright Chase, 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 his free and voluntary act, for the uses and purposes herein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 25 day of May, 2012





Notary Public

PREPARED BY: Kenneth Marks, 902 Maple Avenue, Downers Grove, Illinois 60515