## **UNOFFICIAL COPY**

EXECUTOR'S DEED (ILLINOIS)



Doc#: 1533419048 Fee: \$42.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00

Affidavit Fee: \$2.00 Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 11/30/2015 11:19 AM Pg: 1 of 3

THIS INDENTURE, made this 27<sup>th</sup> day of April 2015, by BAILOUS STANLEY ARMSTRONG, of the City of Chicago, County of Cook, State of Illinois, as Independent Executor of the ESTATE OF MILDRED JULIA ARMSTRONG, DECEASED, hereinafter referred to as *Grantor*, and SAILOUS STANLEY ARMSTRONG, of 7920 South Michigan Avenue, Chicago, Illinois 60614, hereinafter referred to as *Grantee One*, BAILOUS COREY ARMSTRONG, of 7920 South Michigan Avenue, Chicago, Illinois 60619, hereinafter referred to as *Grantor Two*, ISAIAH WELLINGTON ARMSTRONG, of 7920 South Michigan Avenue, Chicago, Illinois 60619, hereinafter referred to as *Grantor Three*, RITA R. HENDERSON, of 2917 Seminary, Richmond, Virginia 23220, hereinafter referred to as *Grantor Four*, and JACQUELINE GRAY, of 1/03 Jaynesville Road, Mt. Olive, Mississippi 39119, hereinafter referred to as *Grantor Five*:

WHEREAS, Grantor was duly appointed Independent Executor of the Estate of Mildred Julia Armstrong, Deceased, by the Circuit Court of Cook County Illinois on December 4, 2013, in Case Number 2013-P-5143, and has duly qualified as such Executor, and said letters of Office are now in full force and effect.

NOW, THEREORE, this Deed witnesseth, that Grantor, acting under and by virtue of the power and authority contained in the Last Will and Testament of Mildred Julia Armstrong, Decedent, and in consideration of Ten (\$10.00) dollars and other good and valuable consideration in hand paid, the receipt whereof is hereby acknowledged, does grant, sell and convey upon the Grantees, all interest in the following described Real Estate, the real estate situated in Cook County, Illinois, commonly known as 7920 South Michigan Avenue, Chicago, Illinois 60619, and legally described as: (the "Property")

LOT 16 IN THORNTON'S SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 34, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 20-34-101-027-0000

Address of Real Estate: 7920 South Michigan Avenue, Chicago, Illinois 60619

CCRD REVIEWER\_

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TO HAVE AND TO HOLD the said Property, with all and singular the rights, members and appurtenances thereto, to the being, belonging, or in anywise appertaining, to the only proper use, and benefit and of the said Grantees forever, but with the title to and interest in said Grantees to be limited and described as follows:

To *Grantee One*, title to and all rights in the Property during the lifetime of *Grantee One*. *Grantee One* shall have full ownership, possession and use of the Property, as well as the rents, revenues and profits generated by the Property during the term of *Grantee One's* natural life.

Upon the death of *Grantee One*, title to and all rights in the Property shall pass to *Grantee Two*, *Grantee Three*, *Grantee Four* and *Grantee Five*, with said Grantees to hold title to the Property as tenants in common.

IN WITNESS WHEREOF, Grantor, as Independent Executor aforesaid, has hereunto set his

hand and seal the day and year first above written.

BAILOUS STANLEY AKMSTRONG

**STATE OF ILLINOIS** 

) ss.

**COUNTY OF COOK** 

I, the undersigned, a Notary Public, do hereby certify that, BAILOUS STANLEY ARMSTRONG, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged to me that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

WITNESS my hand and official seal on this 27 day of April, 2013.

My Commission expires

NOTARY PUBLIC

OFFICIAL STAL
CHALARUS ENGLISH SR
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES:02/16/19

## MAIL AND SEND SUBSEQUENT TAX BILLS TO:

Bailous Stanley Armstrong 7920 South Michigan Avenue Chicago, Illinois 60619

City of Chicago Dept. of Finance

697976

11/30/2015 11:10

25987



Real Estate Transfer Stamp

\$0.00

Batch 10.876,013

This instrument was prepared by Elizabeth C. Darko, Esq., 1328 E. 75th Street, Chicago, IL 60619

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## UNOFFICIAL C

## 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 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.

Dated: April 27, 2015

Signature: Gartor or Agent

Subscribed and sworn to before this 27<sup>th</sup> day of April, 2015.

NOTARY PUBLIC

The Grantee or his agent affirms and verities 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. 0/0/4/5

Dated: April 27, 2015

Signature: A

Grantee or Agent

Subscribed and sworn to before this 27<sup>th</sup> day of April, 2015.

**NOTARY PUBLIC** 

NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)