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1711634089D

Doc# 1711634089 Fee \$44.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/26/2017 03:32 PM PG: 1 OF 4

Executor's deed

Property of Cook County Clerk's Office

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EXECUTORS' DEED

STATUTORY (ILLINOIS)

Individual to Individual

THIS INDENTURE is being made by and between MARVIN PRACE and LARRY PRACE, of 1300 Howard Street, Elk Grove Village, Illinois, Co-Executors of the Estate of HELEN PRACE, Deceased, as Grantors, and SAMSON PRACE, of 919 South See Gwun Avenue, Mt. Prospect, Illinois, JERRY PRACE, of 4827 North Fairfield Avenue, Chicago, Illinois, MARVIN PRACE, of 211 Brighton Road, Elk Grove Village, Illinois, LARRY PRACE, of 2145 Silver Linden, Buffalo Grove, Illinois, and TOBY SCAVONE, OF 899 Savanna Spring Drive, Lake Villa, Illinois as Grantee.

WHEREAS, HELEN PRACE ("Decedent"), who resided in the Village of Buffalo Grove, County of Lake, and State of Illinois, died on April 11, 2015, leaving a will appointing MARVIN PRACE and LARRY PRACE Co-Executors of her estate and that thereafter proceedings were instituted in the Circuit Court of Cook County, Illinois, Case Number 2015 P 002996 to probate the estate of said Decedent and on June 1, 2015 Grantors were duly appointed and qualified as the Co-Executors of said estate, and letters issued out of said court to Grantors and said letters are now in full force and effect.

NOW, THEREFORE, in consideration of the sum of ten (\$10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, the Co-Executors of said Estate do hereby grant, sell and convey to SAMSON PRACE, of 919 South See Gwun Avenue, Mt. Prospect, Illinois, JERRY PRACE, of 4827 North Fairfield Avenue, Chicago, Illinois, MARVIN PRACE, of 211 Brighton Road, Elk Grove Village, Illinois, LARRY PRACE, of 2145 Silver Linden, Buffalo Grove, Illinois, and TOBY SCAVONE, OF 899 Savanna Spring Drive, Lake Villa, Illinois, all interest in the following described real estate situated in the County of Cook and State of Illinois, to-wit:

LOT 13 AND THE SOUTH 15 FEET OF LOT 14 IN BLOCK 12 OF THE RAVENSWOOD SUBDIVISION IN THE EAST 1/2 OF THE NORTH EAST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index No. 14-18-215-026-0000

Address(es) of Real Estate: 4501 North Ravenswood, Chicago, IL 60640

R/104

IN WITNESS WHEREOF, said Grantors have hereunto set their hands and seals this 23rd day of March, 2017.

Marvin Prace (SEAL)
MARVIN PRACE

Larry Prace (SEAL)
LARRY PRACE

AS CO-EXECUTORS OF THE ESTATE OF HELEN PRACE, DECEASED.

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STATE OF ILLINOIS)
) SS.
 COUNTY OF COOK)

I, the UNDERSIGNED, a Notary Public, in and for said County and State aforesaid, DO HEREBY CERTIFY, that MARVIN PRACE and LARRY PRACE, Co-Executors of the Estate of HELEN PRACE, Deceased, are 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, if any.

GIVEN under my hand and official seal this 23 day of March, 2017.



I. Susan Harkless
 Notary Public

THIS INSTRUMENT WAS PREPARED BY:

I. SUSAN HARKLESS,
 Attorney at Law
 230 Coolidge Avenue
 Barrington, IL 60 010

REAL ESTATE TRANSFER TAX		26-Apr-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00

14-18-215-026-0000 | 20170301633039 | 0-467-506-880

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		27-Apr-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

14-18-215-026-0000 | 20170301633039 | 1-141-008-128

MAIL TO:

I. Susan Harkless
 Attorney at Law
 230 Coolidge Avenue
 Barrington, IL 60010

NAME & ADDRESS OF TAXPAYER:

Premco, LLC
 c/o Prace Real Estate Management
 1300 Howard Street
 Elk Grove Village, IL 60007

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AFFIDAVIT

THE GRANTOR(S) or his agent affirms that, to the best of his knowledge, the name of the Grantee(s) shown on the deed or assignment of beneficial interest in a land trust are either natural persons, an Illinois corporation, or a 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: March 23, 2017

Marvin Prace
Marvin Prace Co-Executor, Grantor
Larry Prace
Larry Prace Co-Executor, Grantor

Subscribed and Sworn to before me by Marvin Prace and Larry Prace, this 23 day of March, 2017.



Susan Harkless
Notary Public

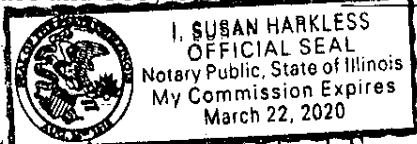
THE GRANTEE(S) or their agent affirm and verify that the names of the grantee(s) shown on the deed or assignment of beneficial interest in a land trust are either natural persons, an Illinois corporation or a foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: Mar 23, 2017

Jerry Prace
Jerry Prace, Grantee
Larry Prace
Larry Prace, Grantee

Sam Prace
Samson Prace, Grantee
Marvin Prace
Marvin Prace, Grantee
Toby Scavone
Toby Scavone, Grantee

Subscribed and Sworn to before me by the said Samson Prace, Jerry Prace, Marvin Prace, Larry Prace and Toby Scavone this 23 day of March, 2017.



Susan Harkless
Notary Public

This Instrument was prepared by: I. Susan Harkless, 230 Coolidge Ave., Barrington, IL 60010

MAIL TO: I. SUSAN HARKLESS, Attorney at Law, 230 Coolidge Ave. Barrington, IL 60010