

# UNOFFICIAL COPY

## GUARDIAN'S DEED



Doc# 1803142051 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/31/2018 02:58 PM PG: 1 OF 2

**FIRST AMERICAN TITLE**  
**FILE #** 2901404

The Grantor, **CARE GUARDIANS NFP, INC., Successor Plenary Guardian of the Estate of Nancy Jenkover Podwika, a disabled person**, pursuant to Letters of Office that were duly issued to said Grantor on September 28, 2017, by the Circuit Court of Cook County under Case Number 17 P 1358 that are now in full force and effect; and, for and in consideration of One Hundred Twenty Thousand (\$120,000.00) Dollars, and other good and valuable consideration, in hand paid, the receipt and sufficiency of which is hereby acknowledged, hereby conveys and specially warrants to **A & C TRADING, INC., an Illinois Corporation, as Grantee**, of 2607 S. Lowe Ave., Chicago, Illinois 60616, all interest in the following described Real Estate situated in Cook County in the State of Illinois, to wit:

Lot 29 in Berman and Wessel's Subdivision of Block 7 in James Gillett's Subdivision of the West 1/2 of the Southwest 1/4 of Section 2, Township 38 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois

Commonly known as: 4637 S. Harding Ave., Chicago, Illinois 60632  
Permanent Index Number: 19-02-310-012-0000

**SUBJECT TO:** General real estate taxes for the year 2017 and subsequent years; covenants; conditions; easements; and restrictions of record.

**WHEREAS**, the said Grantor was duly empowered by the terms of said Letters of Office to sell the hereinafter described real estate, at public or private sale, upon such terms and conditions as said Successor Plenary Guardian.

**IN WITNESS WHEREOF**, the said Grantor, as Successor Plenary Guardian, has hereunto set her hand and seal, on this 16 day of January, 2018.

JEAN LIAMAS, as President of Care Guardians NFP, INC., Successor Plenary Guardian of the Estate of Nancy Jenkover Podwika, a disabled person

S Y  
P 2  
S N  
SC X  
INT 10

REAL ESTATE TRANSFER TAX	26-Jan-2018
	CHICAGO: 900.00
	CTA: 360.00
	TOTAL: 1,260.00

19-02-310-012-0000 | 20180101687756 | 0-838-996-512

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

REAL ESTATE TRANSFER TAX	26-Jan-2018
	COUNTY: 60.00
	ILLINOIS: 120.00
	TOTAL: 180.00

19-02-310-012-0000 | 20180101687756 | 0-909-838-880

