

ADMINISTRATOR'S DEED

THIS INDENTURE, made this 24th day of April, 2018, between Esther Clemons, of 2007 West 68th Place, City of Chicago, State of Illinois and County of Cook, as Independent Administrator of the Estate of Mamie L. Clemons, deceased, late of the City of Chicago, State of Illinois and in the County of Cook, Grantor and

Esther Clemons, of 2007 West 68th Place, Chicago, Illinois 60636, Lorenzo Clemons, of 9715 South Damen, Chicago, Illinois 60643, Patricia Clemons, of 6954 South Campbell, Chicago, Illinois 60636, Sharon Stewart-Sneed, of 1649 East 74th Street, Chicago, Illinois 60646, Ronald Clemons, of 7447 S. South Shore Drive, Chicago, Illinois 60649, Samuel Clemons, of 12848 Throop, Calumet Park, Illinois 60827, Herman Clemons, of 4026 West 99th Street, Chicago, Illinois 60453, and Theresa Lawson, of 820 West 84th Street, Chicago, Illinois 60621, Grantees, as Joint Tenants with rights of survivorship

1826945020
Doc# 1826945020 Fee \$42.00
RHSP FEE: \$9.00 RPRF FEE: \$1.00
AFFIDAVIT FEE: \$2.00
KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 09/26/2018 10:14 AM PG: 1 OF 3

WITNESSETH,

WHEREAS, Mamie L. Clemons departed this life intestate on the 27th day of September, 2013; and

WHEREAS, on the 23rd day of August, 2017, Letters of Administration issued out of the Probate Division of the Circuit Court of Cook County, Illinois, case number 2016 P 005282, to said Grantor, which said Letters are still in full force and effect;

NOW, THEREFORE, the said Independent Administrator, by virtue of the power and authority given in and by said Letters of Administration, and of each and every other power and authority to her hereunto enabling, and for and in consideration of the sum of ONE AND 00/100 DOLLARS (\$1.00) and other good and valuable considerations to her in hand paid by the said Grantees, the receipt whereof is hereby acknowledged, does hereby GIVE, REMISE, GRANT and CONVEY unto the said Grantees, Esther Clemons, Lorenzo Clemons, Patricia Clemons, Sharon Stewart-Sneed, Ronald Clemons, Samuel Clemons, Herman Clemons, and Theresa Lawson, the distributes or successors and assigns, forever, all that tract or parcel of land, lying and being in the County of Cook and State of Illinois described as follows, to wit:

THE WEST 5 FT. OF LOT 278 AND ALL OF LOT 279 IN ALLERTON'S ENGLEWOOD ADDITION IN EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index No: 20-19-320-048-0000
Address of Property: 2007 West 68th Place, Chicago, Illinois 60636

AFFIX TRANSFER TAX STAMP OR
"Exempt under provisions of Paragraph E"
Section 4, Real Estate Transfer Tax Act
Date April 24, 2018
Buyer, Seller or Representative Esther Clemons

Bm

UNOFFICIAL COPY

TOGETHER, WITH ALL and SINGULAR, the hereditaments and appurtenances thereunto belonging, or in any wise appertaining, and all the estate, right, title, interest, claim and demand whatsoever, at law or in equity, which the said Mamie L. Clemons, deceased, had at the time of her death or which the said Grantor now has in and to the said premises; TO HAVE AND TO HOLD the same unto the said Grantees, Esther Clemons, Lorenzo Clemons, Patricia Clemons, Sharon Stewart-Sneed, Ronald Clemons, Samuel Clemons, Herman Clemons, and Theresa Lawson, the distributes or successors and assigns forever, as fully and effectually to all intents and purposes in law as the said Grantor might, could, or ought to sell and convey the same, by virtue of the said Letters of Administration above referred to.

IN WITNESS THEREOF, said Administrator of the Estate of said Deceased, has hereto set her hand and seal, on the day and year first above written.

Esther Clemons (SEAL)
Esther Clemons, Independent Administrator

STATE OF ILLINOIS)
COUNTY OF COOK) SS

I, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Esther Clemons, as Independent Administrator aforesaid, 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 has signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 24 day of April, 2018.




Arielle Phillips
Notary Public

Future Taxes to Grantees' Address:
Esther Clemons
2007 West 68th Place
Chicago, Illinois 60636



Return this document to:
Brian Elman, Esq.
Shimanovsky & Moscardini, LLP
130 S. Jefferson Street, Suite 350
Chicago, Illinois 60661

This Instrument was prepared by:
Brian Elman, Esq.
Shimanovsky & Moscardini, LLP
130 S. Jefferson Street, Suite 350
Chicago, Illinois 60661
(312) 876-0600

REAL ESTATE TRANSFER TAX	26-Sep-2018
 CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

20-19-320-048-0000 | 20180901692332 | 0-514-844-832

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

REAL ESTATE TRANSFER TAX	26-Sep-2018
 COUNTY:	0.00
 ILLINOIS:	0.00
TOTAL:	0.00

20-19-320-048-0000 | 20180901692332 | 0-205-940-896

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her knowledge, 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 title to real estate under the laws of the State of Illinois.

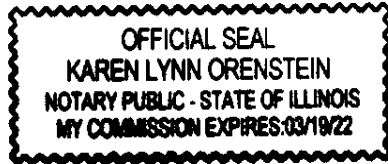
Dated April 24, 2018

Signature: _____

Grantor or Agent

Subscribed and sworn to before me this 24th day of April, 2018.

Notary Public Karen Lynn Orenstein



The grantee or his/her 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.

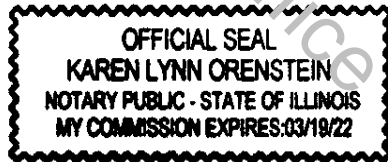
Dated April 24, 2018

Signature: _____

Grantee or Agent

Subscribed and sworn to before me this 24th day of April, 2018.

Notary Public Karen Lynn Orenstein



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.)