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Doc#: 1930306114 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/30/2019 12:24 PM Pg: 1 of 2

EXECUTOR'S DEED

Dec ID 20191001625091
ST/CO Stamp 1-942-700-384 ST Tax \$180.00 CO Tax \$90.00

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(The Above Space For Recorder's Use Only)

THIS DEED, made this 25th day of October, 2019, between ANDREW CORDUAN of 1943 E. Wood Street, of the City of Decatur County of Macon and State of Illinois, as Independent Executor of the ESTATE OF MARGIE HELEN PELC, DECEASED, hereinafter referred to as Grantor, and ELAINE MARTIN and MELISSA FANTETTI of 11107 Lancaster of the City of Westchester, County of Cook and State of Illinois, hereinafter referred to as Grantee;

WHEREAS, Grantor was duly appointed Independent Executor of the Estate of Margie Helen Pelc, Deceased, by the Circuit Court of Cook County, Illinois, on the 19th day of October 2018, in Cause Number 2018 P 004536, and has duly qualified as such Executor, and said Letters of Office are now in full force and effect.

NOW, THEREFORE, this DEED witnesseth, that Grantor, in exercise of the Power of Sale granted to said Executor in and by the Will of Margie Helen Pelc, Decedent, and in consideration of the sum of Ten and no/100 DOLLARS (\$10.00) to him/her in hand paid by Grantee, the receipt whereof is hereby acknowledged, does GRANT, SELL and CONVEY to ELAINE MARTIN and MELISSA FANTETTI, as joint tenants, all the following described real estate situated in the County of Cook and State of Illinois, and known and described as follows, namely: (See reverse side for legal description)

Permanent Real Estate Index Number(s): 15-29-315-012-1000

Address(es) of real estate: 3049 Ashton Court, Westchester, IL 60154

TOGETHER WITH ALL right, title and interest whatsoever, at law or in equity of said Margie Helen Pelc, Deceased, in and to the premises.

TO HAVE and TO HOLD same unto said Grantee, not in tenancy in common, but in joint tenancy forever.

IN WITNESS WHEREOF, Grantor, as Independent Executor aforesaid, has hereunto set his hand and seal the day and year first above written.

Andrew Corduan

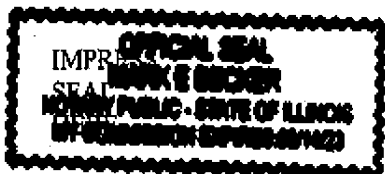
STEWART TITLE
700 E. Dixon Road, Suite 100
Naperville, IL 60563

ANDREW CORDUAN Independent Executor
of the Estate of Margie Helen Pelc, Dec'd

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURES

DATED this 25 day of OCTOBER, 2019

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said county, in the State aforesaid,



DO HEREBY CERTIFY that ANDREW CORDUAN 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 as such Independent Executor, for the uses and purposes therein set forth.

Mahe Behl
Notary Public

My commission expires: August 14 2023

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Legal Description

of premises commonly known as 3049 Ashton Court, Westchester, IL 60154

✓ **PARCEL 1: LOT 12 IN WESTCHESTER PLACE PHASE 1, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 29, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

PARCEL 2: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS OVER AND THROUGH LOTS 83 TO 88, BOTH INCLUSIVE, IN WESTCHESTER PHASE 1, AS SET FORTH IN THE WESTCHESTER PLACE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED JUNE 7, 1984 AS DOCUMENT NUMBER 27119993, IN COOK COUNTY, ILLINOIS.

TRANSFER STAMP
 Certification of Compliance
Village of Westchester, Illinois
 MAF 10-23-19

REAL ESTATE TRANSFER TAX		28-Oct-2019
		COUNTY: 90.00
		ILLINOIS: 180.00
		TOTAL: 270.00
15-29-315-012-0000 21191001625091 1-942-700-384		

SEND SUBSEQUENT TAX BILLS TO:

MAIL TO: Genevieve Halloran, Esq.
30 Gale Avenue
River Forest, IL 60305

Elaine Martin
(Name)
3049 Ashton Court
(Address)
Westchester, IL 60154
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____