

# UNOFFICIAL COPY



Chicago Title Insurance Company  
**EXECUTOR'S DEED**  
**ILLINOIS STATUTORY**

Doc#: 1935746195 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 12/23/2019 01:27 PM Pg: 1 of 3

Dec ID 20191201661913  
ST/CO Stamp 0-228-504-928 ST Tax \$360.00 CO Tax \$180.00

(CF)  
19ST049802M/CS

THE GRANTOR, Maribeth Russell, As Independent Executor of the Estate of Sheila L. Smith, Deceased, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and Quit Claims to James Forbes and Marsha Forbes, married to each other, as Tenants by the Entirety

(GRANTEES' ADDRESS) 519 S. Pine Ave., Arlington Heights, IL 60005  
of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

**SUBJECT TO:** Covenants, conditions, and restrictions of record (including the terms and provisions of the Declaration of Condominium/Covenants, Conditions, and Restrictions relating to the Real Estate conveyed herein ("Declarations/CCR's") and all amendments thereto), building lines and public and utility easements (including any easements established by or implied from the Declarations/CCR's or amendments thereto), if any, provided they do not interfere with the current use and enjoyment of the Real Estate, party wall rights and agreements, limitations and conditions imposed by Governing Law, installments due after the date hereof of general assessments established pursuant to the Declarations/CCR's, and general taxes for the year 2019 and subsequent years not yet due and payable

Permanent Real Estate Index Number(s): 03-26-100-015-1366  
Address of Real Estate: 200 Ferndale Court, Prospect Heights, IL 60070

Dated this 18th day of December, 2019.

Maribeth Russell (SEAL)  
Maribeth Russell, As Independent Executor  
of the Estate of Sheila L. Smith, Deceased

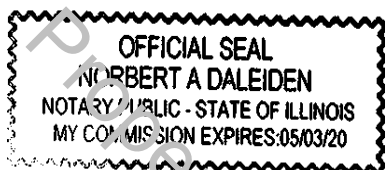
20191201661913

STATE OF ILLINOIS, COUNTY OF COOK ss.

**UNOFFICIAL COPY**

The undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFIES Maribeth Russell, As Independent Executor of the Estate of Sheila L. Smith, Deceased, 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 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 official seal, this 18th day of December, 2019.



*Norbert A Daleiden* (Notary Public)

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**Prepared By:** Daleiden & Tremaine Ltd.  
 2815 N. Douglas Ave.  
 Arlington Heights, IL 60004

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**Mail To:**  
 Colin Gilbert  
 DGAA  
 4811 Emerson Ave., Suite 110  
 Palatine, IL 60067

**Name & Address of Taxpayer:**  
 James Forbes and Marsha Forbes  
 200 Ferndale Court  
 Prospect Heights, IL 60070

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## Legal Description

UNIT NO. 1-25-28-R-J3 IN ROB ROY COUNTRY CLUB VILLAGE CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF A PARCEL OF LAND IN SECTION 26, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM MADE BY CENTRAL NATIONAL BANK IN CHICAGO, AS TRUSTEE UNDER TRUST NO. 24978, RECORDED NOVEMBER 13, 1982 AS DOCUMENT 26410009, TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST APPURTENANT TO SAID UNIT IN THE PROPERTY DESCRIBED IN SAID DECLARATION OF CONDOMINIUM, AS AMENDED FROM TIME TO TIME, EXCEPTING THE UNITS AS DEFINED AND SET FORTH IN THE DECLARATION AND SURVEY, AS AMENDED FROM TIME TO TIME, WHICH PERCENTAGE SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH AMENDED DECLARATIONS AS SAME ARE FILED OF RECORD PURSUANT TO SAID DECLARATION, AND TOGETHER WITH ADDITIONAL COMMON ELEMENTS AS SUCH AMENDED DECLARATIONS ARE FILED OF RECORD, IN THE PERCENTAGES SET FORTH IN SUCH AMENDED DECLARATIONS WHICH PERCENTAGES SHALL AUTOMATICALLY BE DEEMED TO BE CONVEYED EFFECTIVE ON THE RECORDING OF SUCH AMENDED DECLARATIONS AS THOUGH CONVEYED HEREBY, IN COOK COUNTY, ILLINOIS.

PROPERTY OF Cook County Clerk's Office