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2003528061

Doc# 2003528061 Fee \$93.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 02/04/2020 04:28 PM PG: 1 OF 4



First American Title Insurance Company

EXECUTOR'S DEED

Return to:
Lakeland Title Services
1300 Iroquois Ave., Ste 100
Naperville, IL 60563

2019-10-13-17
1 of 2

Lorena Butler, Executor of the Estate of Maria Kios, Incapacitated, as Grantor, and Tadeusz Kuriata as Grantee,

x Incapacitated

WHEREAS ("the Incapacitated") reside in the City of Chicago, County of Cook, and is Incapacitated, appointing Lorena Butler as Executor and that thereafter proceedings were instituted in the County of Cook, as Case No. Docket 17P3335, to approve the sale of said real estate of said ~~Incapacitated~~ and Lorena Butler, Grantor was duly appointed and qualified as the Executor of said estate, and letters issued out of said court to Grantor, and said letters are now in full force and effect, and

NOW THEREFORE, in consideration of the sum of Ten Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, the Executor of the said estate does hereby grant, sell and convey to Tadeusz Kuriata to have and to hold forever all of the rights, title and interest, in and to the following described real estate:

AN UNMARRIED MAN

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO:

Permanent Real Estate Index Number(s): 28-18-405-010-0000
Address(es) of Real Estate: 15700 S Pine Rd, Oak Forest, IL 60452

REAL ESTATE TRANSFER TAX		31-Jan-2020
	COUNTY:	145.00
	ILLINOIS:	290.00
	TOTAL:	435.00
28-18-405-010-0000 202001688604 0-704-263-008		

IN WITNESS WHEREOF, the said Grantor, as Executor of the said estate has hereunto set her hand and seal on this

5

day of Dec, 20 19

Lorena Butler

Lorena Butler, Executor

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M Y
SC Y
E Y
INTD Y

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, S SHAH a Notary Public, do hereby certify that Lorena Butler as Executor of the Estate of , 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 they signed and delivered the said instrument as she free and voluntary act, for the uses and purposes therein set forth. her

Given under my hand and official seal on this 05 day of Dec, 20 19.



[Handwritten Signature]

(Notary Public)

Prepared by:
Law Office of Alexis Hart McDowell, Ltd.
1507 E. 53rd Street
Suite #163
Chicago, IL 60615

Mail to:
TADEUSZ KURIATA
15700 S. PINE ROAD.
OAK FOREST, IL 60452.

Name and Address of Taxpayer:
Tadeusz Kuriata
15700 S Pine Road
Oak Forest, IL 60452

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DECEASED JOINT TENANCY AFFIDAVIT

Land described in Lakeland Title Services
Commitment/Policy 2019-1012747

State of Illinois, Cook County, SS

The undersigned affiant being first duly sworn and under penalty of perjury on oath states that he or she resides at the address shown below, and

That affiant was acquainted with Juan P Rios (deceased), who, at the time of his or her death was one of the owners of the land described in the above referenced Title Commitment / Policy.

That the deceased died on February 22, 2017 (date) as evidenced by a certified copy of the death certificate of the deceased attached hereto.

That the deceased died:

- Leaving no Last Will and Testament
- Leaving a Last Will and Testament, a copy of which is attached hereto. The original of the unproven will is to be filed with the clerk of the Probate Division of the Circuit Court of _____ County, _____.
- Leaving a Last Will and Testament, which was filed in the Unproven Will Box of the Probate Division of the Circuit Court of _____ County, Illinois on _____ (date).
- Leaving a Last Will and Testament which was probated in the Probate Division of the Circuit Court of _____ County, _____, on about _____ as Case No. _____

That from the Estate of the Deceased:

- All State Inheritance and/or Federal Estate Taxes due have been paid and evidence is attached hereto.
- No State Inheritance and/or Federal Estate Taxes were due.

That the total value of the estate of the deceased, including both real and personal property owned by the deceased either individually or in joint tenancy at the time of the death of the deceased, does not exceed the sum of No Dollars And No/100 dollars (\$0.00).

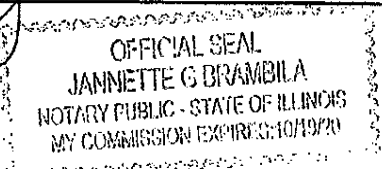
Affiant makes this affidavit for the purpose of inducing Lakeland Title Services to issue a Title Insurance Policy(s), describing the above mentioned property and /or referenced in the above mentioned Title Commitment/Policy and agrees to indemnify said company or its assigns against any false statement(s) willfully made herein.

Affiant's Signature: Loisena Butler Date: 01/09/2020

Affiant's Address: 6121 157th St. Oak Forest IL

Subscribed and sworn before me on January 9, 2020.

Notary Public Signature: _____



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LOT 1 IN RICHMOND ESTATES, BEING A SUBDIVISION OF PART OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 18, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office