

UNOFFICIAL COPY

EXECUTOR'S DEED



Doc# 2026957037 Fee \$93.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 09/25/2020 12:12 PM PG: 1 OF 2

Acquest Title Services, LLC

20200709-15

Julianne E. Larsen Hedlund, as Independent Executor of the Estate of Roberta B. Larsen, Deceased ("Independent Executor"), as Grantor, and Vito Comes, as trustee of the Vito Comes Revocable Living Trust dated June 30, 2003, as Grantee

WHEREAS, Roberta B. Larsen ("Decedent") resided in the City of Park Ridge, County of Cook, State of Illinois, and died on October 20, 2019, leaving a will appointing Julianne E. Larsen Hedlund as Executor, and that thereafter proceedings were instituted in the Circuit Court of Cook County, Illinois, County Department, Probate Division, as Case No. 2020 P 000545, to probate the Estate of said Decedent. On February 18, 2020, Grantor was duly appointed and qualified as the Independent Executor of said Estate, and Letters of Office issued out of said Court to Grantor, and said Letters of Office are now in full force and effect, and

NOW THEREFORE, in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, the Independent Executor of the said Estate does hereby GRANT, SELL and CONVEY to Vito Comes, as trustee of the Vito Comes Revocable Living Trust dated June 30, 2003, of 539 Tracy Lane, Des Plaines, IL 60016, 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 Exhibit "A" attached hereto and made a part hereof

This is NOT homestead property

SUBJECT TO: Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes for the year 2020 and subsequent years.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 09-25-301-009-0000

Address(es) of Real Estate: 530 Elmore St., Park Ridge, IL 60068



CITY OF PARK RIDGE
REAL ESTATE
TRANSFER STAMP

NO. 36360

Dated this 25th day of August, 2020.

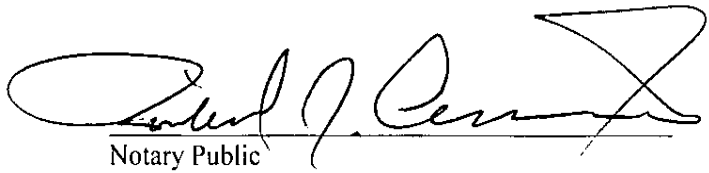
Julianne E. Larsen Hedlund, as Independent Executor
of the Estate of Roberta B. Larsen, Deceased

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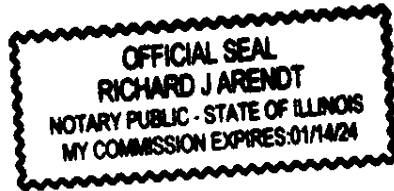
STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Julianne E. Larsen Hedlund, as Independent Executor of the Estate of Roberta B. Larsen, 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, including the release and waiver of the right of homestead.

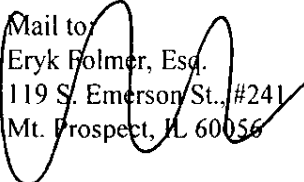
Given under my hand and official seal this 25th day of August, 2020.


Notary Public

My commission expires: 01/14/2024



Prepared by:
Richard J. Arendt, Esq.
Law Office of Richard J. Arendt
2454 E. Dempster St., Suite 203
Des Plaines, IL 60016

Mail to:

Eryk Folmer, Esq.
119 S. Emerson St., #241
Mt. Prospect, IL 60056

RETURN TO:
Acquest Title Services, LLC
2800 W. Higgins Rd. # 180
Hoffman Estates, IL 60169

Name and Address of Taxpayer:
Vito Comes, as trustee of the
Vito Comes Revocable Living Trust dated June 30, 2003
530 Elmore St.
Park Ridge, IL 60068

| REAL ESTATE TRANSFER TAX | | 25-Sep-2020 |
|--------------------------|--|--------------------------------|
| COUNTY: | | 257.50 |
| ILLINOIS: | | 515.00 |
| TOTAL: | | 772.50 |
| 09-25-301-009-0000 | | 20200801667821 0-939-189-728 |

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Exhibit "A"

Legal Description

Lot 1 in Block 3 in Fred I. Gillick's Park Ridge Crest, being a subdivision of the North 350 feet of the West 1/2 of the Southwest 1/4 of Section 25, Township 41 North, Range 12, East of the Third Principal Meridian, Cook County, Illinois.

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Property of Cook County Clerk's Office