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EXECUTOR'S DEED (ILLINOIS)



Doc# 2102125037 Fee \$93.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/21/2021 03:58 PM PG: 1 OF 5

Prepared by and after
recording mail to:

Todd M. Van Baren
Hoogendoorn & Talbot LLP
122 S. Michigan Ave., Suite 1220
Chicago, Illinois 60603

THE GRANTOR,

**Peter Rizzo, as Independent Executor
of the Estate of Geraldine Schatz,**
pursuant to letters of office issued by the
Circuit Court of Cook County, Probate Division, in Matter No. 2020 P 001116.

of the Village of Niles, in the State of Illinois, for and in consideration of the sum of Ten Dollars (\$10.00) and other good
and valuable consideration, in hand paid, CONVEYS and WARRANTS to

Peter Rizzo and Kimberly A. Rizzo, as joint tenants with rights of survivorship, of 7358 ^{WEST} ~~North~~ Breen Street, Niles,
Illinois 60714,

in the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit:

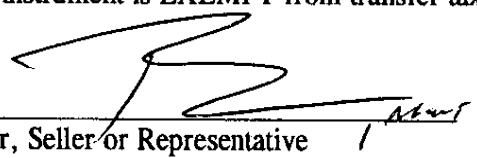
See **Exhibit A** attached hereto and made a part hereof

Subject to: general real estate taxes not yet due or payable; and covenants, conditions and restrictions of record.

DATED this 15th day of JULY, 2020.


Peter Rizzo, as Independent Executor as aforesaid

This instrument is EXEMPT from transfer taxes pursuant to the Real Estate Transfer Tax Act, 25 ILCS 200-31/45(e).


Buyer, Seller or Representative

7/15/20
Dated

REAL ESTATE TRANSFER TAX

16-Oct-2020



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

09-22-413-042-0000

| 20201001617843 | 2-068-667-872

S Y
P 4
S 1
M
SC
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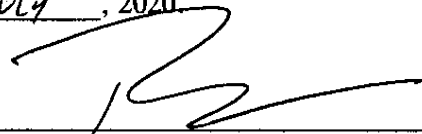
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State of Illinois)
) ss.
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Peter Rizzo, as Independent Executor, as 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the waiver and release of the right of homestead.

Given under my hand and official seal, this 15th day of July, 2020.

Commission expires 9/22/20

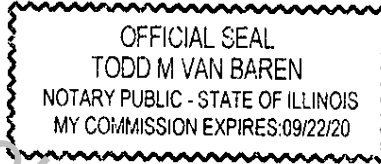


Notary Public

Send Subsequent Tax Bills To:

Ms. Kimberly Rizzo
7358 ~~North~~ Breen Street
Niles, Illinois 60714

WEST



Property of Cook County Clerk's Office

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EXHIBIT A

Legal Description:

Parcel 1: Lots 22 and 23 in Block 1 in Park Ridge Oakton Terrace, being a subdivision of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 22, Township 41 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: The south $\frac{1}{2}$ of vacated alley lying North and adjoining Lots 22 and 23 in Block 1 in Park Ridge Oakton Terrace, aforesaid, all in Cook County, Illinois.

P.I.N. 09-22-413-042-0000

Common Address of Real Estate: 1700 Oakton St., Park Ridge, Illinois 60668

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his 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: August 12, 2020

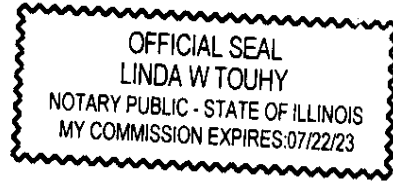
Signature: _____

[Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me this
12 day of August, 2020.

[Handwritten Signature]

Notary Public



The grantee or his agent affirms that, to the best of his 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: August 12, 2020

Signature: _____

[Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me this
12 day of August, 2020.

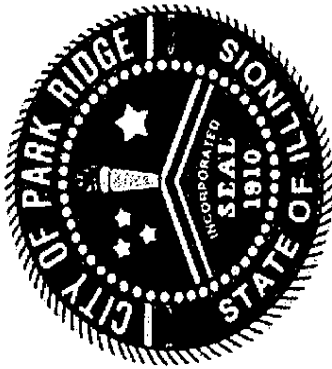
[Handwritten Signature]

Notary Public



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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]



CITY OF PARK RIDGE FINAL PAYMENT CERTIFICATE

505 Butler Pl Park Ridge, Illinois 60068
p: (847) 318-5222 | transferstamp@parkridge.us | WWW.PARKRIDGE.US

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Certificate # 20-000027

Pin(s)

09-22-413-042-0000

Address

1700 OAKTON ST

*This certificate acts as a receipt that the above-mentioned party
has complied with City of Park Ridge Ordinance 2020-44*

Property Transfer Tax

\$25.00

Date

10/06/2020

X A stylized, cursive signature of Andrea Lamberg, enclosed in a rectangular box with a dotted border.

Andrea Lamberg
Finance Director

Property of Cook County Clerk's Office