

# UNOFFICIAL COPY



Doc# 2124515001 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/02/2021 09:17 AM PG: 1 OF 7

## EXECUTOR'S DEED (ILLINOIS)

### Instrument Prepared By and Return Recorded Instrument to:

Katten Muchin Rosenman LLP  
525 W. Monroe Street  
Chicago, IL 60661  
Attn: Brian M. Spangler, Esq.

### Mail Subsequent Tax Bills To:

850 Margate LLC  
1137 W. Lealand Ave.  
First Floor  
Chicago, Illinois 60640

(The Above Space for Recorder's Use Only)

**THIS DEED**, made this 10<sup>th</sup> day of August, 2021, by **JOHN CRUICKSHANK**, as **Independent Executor of the Estate of Joseph Giovanni Bucci, Deceased**, whose mailing address is 9219 Lexie Lane, NE, Albuquerque, NM 87122 (hereinafter referred to as "**Grantor**"), to **850 MARGATE LLC**, an Illinois limited liability company, whose mailing address is 1137 W. Lealand Ave., First Floor, Chicago, Illinois 60640 (hereinafter referred to as "**Grantee**");

**WHEREAS**, Joseph Giovanni Bucci, died on January 14, 2021 (see Exhibit B attached hereto and made a part hereof), owning interest in the real estate described below.

**WHEREAS**, the Independent Executor of the Estate of Joseph Giovanni Bucci, Deceased, having authority to act by virtue of Letters of Office issued by the Circuit Court of Cook County, State of Illinois, Probate Division under Case Number 2021 P 000730 (see Exhibit C attached hereto and made a part hereof), said Letters of Office being in full force and effect, and in consideration of the sum of TEN DOLLARS (\$10.00), the receipt whereof is hereby acknowledged, do hereby **GRANT** and **CONVEY** to the Grantee, all interest held by the Estate of Joseph Giovanni Bucci, Deceased, in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A

TOGETHER with all right, title, and interest whatsoever, at law or in equity, of said Joseph Giovanni Bucci, Deceased, in and to the premises.

TO HAVE AND TO HOLD same unto said Grantee forever.

SUBJECT TO covenants, conditions, restrictions and easements of record; general real estate taxes not yet due and owing and subsequent years.

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

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## EXHIBIT A

### LEGAL DESCRIPTION

UNIT NO. 203 IN MARGATE TERRACE CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

#### PARCEL 1:

THE EAST 40 FEET OF LOT 27 IN BLOCK 1 IN GEORGE K. SPOORS SUBDIVISION OF BLOCK 4 OF CONARROES RESUBDIVISION OF THAT PART OF ARGYLE LYING SOUTH OF THE CENTER LINE OF ARGYLE STREET IN THE SOUTHEAST FRACTIONAL 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



#### PARCEL 2:


THE EAST 20 FEET OF LOT 26 AND THE WEST 20 FEET OF LOT 27 IN BLOCK 1 IN GEORGE K. SPOORS SUBDIVISION OF BLOCK 4 OF CONARROES RESUBDIVISION OF THAT PART OF ARGYLE LYING SOUTH OF THE CENTER LINE OF ARGYLE STREET IN THE SOUTHEAST FRACTIONAL 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT NO. 25129106, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PIN: 14-08-412-031-1007

Common Address: 850 W. Margate Terrace, Chicago, Illinois 60540, Unit 203

REAL ESTATE TRANSFER TAX		30-Aug-2021	
	COUNTY:		36.00
	ILLINOIS:		72.00
	TOTAL:		108.00
14-08-412-031-1007   20210801654230   1-204-375-312			

REAL ESTATE TRANSFER TAX		30-Aug-2021	
	CHICAGO:		540.00
	CTA:		216.00
	TOTAL:		756.00 *
14-08-412-031-1007   20210801654230   1-412-159-248			
* Total does not include any applicable penalty or interest due.			

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**EXHIBIT B**

**DEATH CERTIFICATE**

**[SEE ATTACHED]**

**COOK COUNTY  
CLERK  
RECORDING DIVISION**

**COOK COUNTY  
CLERK  
RECORDING DIVISION**

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## COOK COUNTY CLERK VITAL RECORDS CHICAGO, ILLINOIS MEDICAL CERTIFICATE OF DEATH

STATE FILE NUMBER 2021-0004787

DATE ISSUED 1/26/2021

DECEDENT'S LEGAL NAME JOSEPH GIOVANNI BUCCI		SEX MALE	DATE OF DEATH JANUARY 14, 2021	
COUNTY OF DEATH COOK	AGE AT LAST BIRTHDAY 90 YEARS	DATE OF BIRTH JANUARY 21, 1930		
CITY OR TOWN CHICAGO		HOSPITAL OR OTHER INSTITUTION NAME BETHESDA REHAB & SENIOR CARE		
PLACE OF DEATH NURSING HOME / LONG TERM CARE FACILITY				
BIRTH PLACE ITALY	SOCIAL SECURITY NUMBER	STATUS AT TIME OF DEATH SURVIVING PARTNER OF CIVIL UNION	SURVIVING SPOUSE/CIVIL UNION PARTNER'S MAIDEN NAME	EVER IN U.S. ARMED FORCES? NO
RESIDENCE 7762 W HIGGINGS ROAD		APT. NO. 15E	CITY OR TOWN CHICAGO	INSIDE CITY LIMITS? YES
COUNTY COOK	STATE IL	ZIP CODE 60631	FATHER/COPARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION GIUSEPPE BUCCI	MOTHER/COPARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION ANTONIA ZUCCON
INFORMANT'S NAME ANITA FRANCES CRUICKSHANK		RELATIONSHIP DAUGHTER	MAILING ADDRESS 9219 LEXIE LANE, ALBUQUERQUE, NM, 87122	
METHOD OF DISPOSITION CREMATION	PLACE OF DISPOSITION MONARCH CREMATORIUM	LOCATION - CITY OR TOWN AND STATE FRANKLIN PARK, IL	DATE OF DISPOSITION JANUARY 19, 2021	
FUNERAL HOME SAX-TIEDEMANN FUNERAL HOME AND CREMATORIUM, 9568 BELMONT AVE, FRANKLIN PARK, IL 60131				
FUNERAL DIRECTOR'S NAME TIMOTHY DAWSON			FUNERAL DIRECTOR'S ILLINOIS LICENSE NUMBER 034017062	
LOCAL REGISTRAR'S NAME KAREN A YARBROUGH			DATE FILED WITH LOCAL REGISTRAR JANUARY 19, 2021	
CAUSE OF DEATH - PART I: HYPERTENSIVE HEART DISEASE				
IMMEDIATE CAUSE <small>(Final disease or condition or set of conditions)</small>		b. CONGESTIVE HEART FAILURE		YEARS
		c. PROSTATE CANCER		YEARS
				YEARS
PART II: Enter other significant conditions contributing to death but not resulting in the underlying cause given in PART I			WAS AN AUTOPSY PERFORMED? NO	
			WERE AUTOPSY FINDINGS USED TO COMPLETE CAUSE OF DEATH? N/A	
FEMALE PREGNANCY STATUS NOT APPLICABLE			MANNER OF DEATH NATURAL	
DATE OF INJURY	TIME OF INJURY	PLACE OF INJURY	INJURY AT WORK?	
LOCATION OF INJURY				
DESCRIBE HOW INJURY OCCURRED:			IF TRANSPORTATION INJURY, SPECIFY:	
ATTEND THE DECEASED? YES	DATE LAST SEEN ALIVE JANUARY 13, 2021	WAS MEDICAL EXAMINER OR CORONER CONTACTED? YES	DATE PRONOUNCED	TIME OF DEATH 07:17 AM
CERTIFIER PHYSICIAN			DATE CERTIFIED JANUARY 16, 2021	
NAME, ADDRESS AND ZIP CODE OF PERSON COMPLETING CAUSE OF DEATH GOODWIN D'SOUZA MD, 5600 W ADDISON STE LL001, CHICAGO, ILLINOIS, 60634			PHYSICIAN'S LICENSE NUMBER 036091000	

This is to certify that this is a true and correct copy from the official death record filed with the Illinois Department of Public Health

  
 Karen A. Yarbrough  
 Cook County Clerk



ANY ALTERATION OR ERASURE VOIDS THIS CERTIFICATE

THE WORD VOID APPEARS WHEN PHOTOCOPIED

NOTE EMBOSSED STATE AND COUNTY SEALS AT BOTTOM

1644657

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EXHIBIT C

LETTERS OF OFFICE

[SEE ATTACHED]

COOK COUNTY  
CLERK  
RECORDING DIVISION

COOK COUNTY  
CLERK  
RECORDING DIVISION

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LETTERS OF OFFICE - DECEDENT'S ESTATE

(Rev. 12/01/20) CCP 0415

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS  
COUNTY DEPARTMENT, PROBATE DIVISION

Estate of

JOSEPH GIOVANNI BUCCI

Deceased



No. 2021 P 000730

Docket

Page

## LETTERS OF OFFICE - DECEDENT'S ESTATE

JOHN CRUICKSHANK

has been appointed

Independent

Executor

of the estate of

JOSEPH GIOVANNI BUCCI

, deceased,

who died Thursday, January 14, 2021, and is authorized to take possession of and collect the

estate of the decedent and to do all acts required by law.

No Assets To Leave The State Of Illinois Without Prior Court Approval.

LS

WITNESS March 02, 2021

Iris Martinez  
Clerk of the Circuit Court

## CERTIFICATE

I certify that this is a copy of the letters of office now in force in this estate.

TG

WITNESS, March 08, 2021

Clerk of Court

IRIS MARTINEZ, CLERK OF THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS