

# UNOFFICIAL COPY

**This Instrument was prepared by:**

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Chicago, Illinois 60601



After recording, please mail to:

George Xamplas, Esq.  
The Law Office of George Xamplas  
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Doc#: 2204907200 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 02/18/2022 12:00 PM Pg: 1 of 3

Dec ID 20220201618865

ST/CO Stamp 2-036-525-456 ST Tax \$230.00 CO Tax \$115.00

**Mail Subsequent Tax Bills to:**

Susan Sharp Frazier  
486 Sheridan Road #3  
Evanston, IL 60202

## ADMINISTRATOR'S DEED

(Illinois)

**THIS INDENTURE**, made this 15<sup>th</sup> day of February, 2022, between, **ANNE SEIDENBERG**, not individually, but as Independent Administrator of the **ESTATE OF NOAH SEIDENBERG** (Case No. 2021 P 7398), **THE GRANTOR**, of 560 Ridge Avenue, Winnetka, IL 60093 **—AND—** **SUSAN SHARP FRAZIER**, **THE GRANTEE**, of 1143 Maple Avenue, Unit 2, Evanston, IL 60202.

**WITNESSETH**, that grantor, for the sales price of **TWO HUNDRED THIRTY THOUSAND DOLLARS (\$230,000.00)**, receipt of which is hereby acknowledged, and in pursuance of the power and authority vested in the grantor as said Independent Administrator and of every other power and authority the Grantor hereunto enabling, does hereby **CONVEY AND QUIT CLAIM** unto the Grantee, in fee simple, the following described real estate situated in the County of Cook, in the State of ILLINOIS, to wit:

See attached Exhibit A

PROPERTY: 486 SHERIDAN ROAD, UNIT 3, EVANSTON, IL 60202

PIN: 11-20-105-009-1027

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 not due and payable at the time of Closing.

[SIGNATURE & NOTARY PAGE TO FOLLOW]

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IN WITNESS WHEREOF, Grantor has hereunto executed this Administrator's Deed as of the day and year first above written.

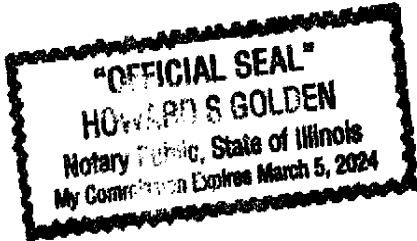
THE ESTATE OF NOAH SEIDENBERG, Deceased

By: Anne Seidenberg  
Anne Seidenberg, Independent Administrator

STATE of ILL )  
 ) ss.  
COUNTY of Cook )

I, the undersigned, a Notary Public in and for said County, the State aforesaid, DO HEREBY CERTIFY that Anne Seidenberg, not individually, but as Independent Administrator of the Estate of Noah Seidenberg, Deceased, and 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 as such Independent Administrator, she signed and delivered the said instrument, as her free and voluntary act in her capacity as Independent Administrator aforesaid, for the uses and purposes therein set forth.

Given under my hand and official seal this 14 day of Feb, 2022



Howard S Golden  
NOTARY PUBLIC

CITY OF EVANSTON

0037039

REAL ESTATE TRANSFER TAX

DATE: 02.15.2022

AMOUNT: \$1,150.00 Agent: NK

PROPERTY OF Cook County Clerk's Office

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## EXHIBIT A

UNIT 486-3 IN 470-98 SHERIDAN ROAD CONDOMINIUM AS DELINEATED ON SURVEY OF LOTS 6 TO 10 BOTH INCLUSIVE, IN BLOCK 6 IN ARNOLD AND WARREN'S ADDITION TO EVANSTON, SAID ADDITION BEING A SUBDIVISION OF THE SOUTH WEST FRACTIONAL QUARTER OF SECTION 20, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS (HEREINAFTER REFERRED TO AS PARCEL) WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY FIRST NATIONAL BANK AND TRUST COMPANY OF EVANSTON, A NATIONAL BANKING ASSOCIATION AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 10, 1973 AND KNOWN AS TRUST NO. 1661 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 22760513 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

PROPERTY: 486 SHERIDAN ROAD, UNIT 3, EVANSTON, IL 60202

PIN: 11-20-105-009-1027

Office of Cook County Clerk's Office