## **UNOFFICIAL COPY**

Doc#. 2222819169 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 08/16/2022 04:02 PM Pg: 1 of 3

### Administrator's Deed

(Tenants by the Entirety)
(Joint Tenants)
(Tenants in Common)

Dec ID 20220801607848 ST/CO Stamp 0-066-998-864 ST Tax \$650.00 CO Tax \$325.00 City Stamp 2-000-474-704 City Tax: \$6,825.00

The Grantor, PATRICK TAYLOR , as
Administrator of the Estate of
MARC A TAYLOR, deceased, duly
appointed Administrator of the Estate of
MARC A TAYLOR, who resided in
the CITY of CHICAGO, County of
COOK , Illinois, and who died intestate of
2/27/2020, and thereafter proceedings
were instituted in the Circuit Court of COOK
County, Illinois, on 6/24/2020, in Case Number
2020 P 1830, to probate the Estate of said
deceased, and on 6/30/2025 , Grantor was duly
qualified as Administrator of said estate, and Letters are
now in full force and effect, and in consideration of
TENI ollars
(\$ 10.00) and other good and valuable
consideration in hand paid, do/does hereby Grant, Sell and
Convey unto the Grantee(s),
327 W ARMITAGE, LLC and
AN ILLINOIS LIMITED LIABILITY COMPANY
(C)
of 1132 GROVE A, BENSENVILLE, IL 60106
the following described real estate situated in
the County of COOK, in the State
of Illinois, to wit:
Visc.
of 1132 GROVE A, BENSENVILLE, IL 60106 the following described real estate situated in the County of COOK , in the State of Illinois, to wit:  See Attached Legal Description
See Attached Legal Description
Permanent Index Number: 14-33-400-019-0000
1 chilanent index is unified. 14-55-400-015-0000
Commonly Known As: 327 W. ARMITAGE, CHICAGO, IL 60614

And the said Grantor(s) hereby expressly waive(s) and release(s) any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

\* SUBJECT TO THE STANDARD EXCEPTIONS NOTED ON EXHIBIT A.

# **UNOFFICIAL COPY**

In Witness Whereof, the Grantor(s) aforesaid has/have hereunto set his/her/their hand(s) and seal(s) this $//$ Day of $AUGUST$ , $20\lambda 2$
Patrick Taylor
PATRICK TAYLOR (Seal)
(Administrator's Printed Name)
ACKNOWLEDGMENT
State of Illinois )
State of Illinois ) Ss. County of COOK )
I, the undersigned, a Votary Public in and for the County and State aforesaid, DO
HEREBY CERTIFY that FATRICK TAYLOR, Administrator
of the Estate of MARC A TAYLOP. , deceased, is 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/she signed, sealed and delivered the said instrument as Administrator of the Estate of MARCA TAYLOR
deceased, for the uses and purposes therein set forth.
Given under my hand and official seal, this Day of Lugar . 2022.
My Commission expires 12, 2016
impress seal here  ROBERT J WILLIAMS OFFICIAL SEAL Notary Public, State of Illinois My Commission Expires July 12, 2026  This instrument was prepared by: EV HAS LLC
This instrument was prepared by: EV HAS LLC 11757 Southwest Highway Palos Heights IL, 60453
MAIL TO: 327 W ARMITAGE LLC 1132 GROVE A V  BENSENVILLE, IL 60106
SEND SUBSEQUENT TAX BILLS TO: 327 W ARMITAGE LLC 1132 GROVE AVE.

BENSENVILLE, IL 60106

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### LEGAL DESCRIPTION

LOT 47 IN JEFFERSON'S SUBDIVISION OF BLOCK 38 IN CANAL TRUSTEE'S SUBDIVISION OF THE NORTH 1/2 PF THE NORTH 1/2 OF THE SOUTH EAST 1/4 OF THE EAST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

#### **EXHIBIT A**

#### PERMITTED EXCEPTIONS

- General real estate taxes not yet due and payable at the time of closing; 1.
- Covenants, conditions and restrictions of record; 2.
- Private, public and waity easements and roads and highways, if any; 3.
- Special taxes and assessments for improvements not yet completed and for improvements 4. already completed;
- Building setback lines and cuilding restrictions of record; 5.
- Zoning and building laws and ordinances; 6.
- Party walls, party wall rights and coreements, if any;
- Existing leases or tenancies and all rights thereunder of the lessees and of any person or entity claiming by, through or under the lessees or as to any person in pessession thereof; SUNIX CIONAS OFFICO
- 9. Acts done or suffered by or through the Grantee