

UNOFFICIAL COPY

Doc#: 2230433163 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/31/2022 11:48 AM Pg: 1 of 3

WARRANTY DEED
ILLINOIS STATUTORY
ESTATE

Dec ID 20221001662871
ST/CO Stamp 1-658-866-000 ST Tax \$75.00 CO Tax \$37.50

FIRST AMERICAN TITLE
FILE # 2f 1028266

Preparer File: AF1028266
FATIC No.: AF1028266

Janice Pratt and Jean Jackson, as Independent Co-administrators of the Estate of Mary Groomer, deceased, as Grantors, and Renita Fulcher-Mayfield as Grantee(s)

WHEREAS, Mary Groomer, ("Decedent") resided in the of Richton Park, County of Cook, State of IL and died Intestate on 01/14/2022 and that thereafter proceedings were instituted in the of Cook County, Illinois, as Case No. 2022P006078 to probate the estate of said Decedent and on 8/29/20 the Grantors were duly appointed and qualified as the of said estate, and letters issued out of said court to Grantors, and said letters are now in full force and effect, and

NOW THEREFORE, in consideration of the sum of \$75,000.00 in full purchase price, and other valuable consideration, the receipt of which is hereby acknowledged, the Independent Co-Administrators of the said estate do hereby CONVEY(S) and WARRANT(S) to Renita Fulcher-Mayfield, of 22437 HAMILTON DR RICHTON PK IL 60471 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

SUBJECT TO:

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):

31-34-101-089-0000

Address(es) of Real Estate: 22437 Hamilton Drive
Richton Park, Illinois 60471

Dated this 27 day of September, 2022

By: Janice M. Pratt
Janice Pratt, Independent Co-Administrator
Of the estate of Mary Groomer

By: Jean Jackson
Jean Jackson, Independent Co-Administrator
Of the estate of Mary Groomer

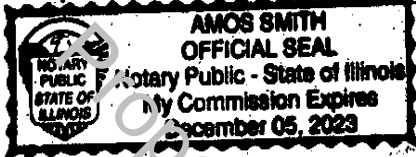


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STATE OF ILLINOIS, COUNTY OF Cook SS

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, aforesaid, CERTIFY THAT the above stated co-administrators, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 27th day of September, 2022.



Amos Smith

Notary Public

* *Carrie Pratt and Jean Jackson*

Prepared by:
Amos Smith
203 N. LaSalle Street Suite 2100
Chicago, IL 60601

Mail to:
Renita Fulcher-Magfield
22437 Hamilton Dr
Richter Park, IL 60471

and

Name and Address of Taxpayer:
Renita Fulcher-Magfield
22437 Hamilton Dr
Richter Park, IL 60471

CLERK OF COOK COUNTY Clerk's Office



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Exhibit "A" – Legal Description

LOT 211 IN LINCOLN CROSSINGS UNIT THREE, BEING A SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 35 NORTH, RANGE 13 EAST, OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

