

# UNOFFICIAL COPY

## EXECUTOR'S DEED

### MAIL TO:

KYLE FAHEY  
Peck Ritchey, LLC  
321 S. Plymouth Court, 6<sup>th</sup> Floor  
Chicago, Illinois 60604

### NAME & ADDRESS OF TAXPAYER:

MANUEL DE LEON  
1738 Chicago Avenue, Unit 501  
Evanston, Illinois 60201



Doc# 2231325020 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/09/2022 11:17 AM PG: 1 OF 4

**MARC K. SEGEL and SARAH G. SEGEL**, the Independent Co-Executors, of the Estate of **ALEXANDER I. MIRON**, Deceased, as Grantors, and **MANUEL DE LEON**, as Grantee,

**WHEREAS**, **ALEXANDER I. MIRON** (the "Decedent"), resided in the City of Evanston, County of Cook, State of Illinois, and died on February 12, 2021, leaving a will, appointing **MARC K. SEGEL** and **SARAH G. SEGEL**, as Independent Co-Executors, and that thereafter proceedings were instituted in the Circuit Court of Cook County, Illinois, as Case Number 2021 P 001926, to probate the estate of the said Decedent and on August 5, 2021, Grantors were duly appointed and qualified as the Independent Co-Executors of said estate, and letters issued out of said court to Grantors, and said letters are now in full force and effect.

**NOW THEREFORE**, in consideration of the sum of **TEN AND NO/100 (\$10.00) DOLLARS**, and other good and valuable considerations in hand paid, **MARC K. SEGEL** and **SARAH G. SEGEL**, the Independent Co-Executors of the Estate of **ALEXANDER I. MIRON**, Deceased, as Grantors, do hereby grant, sell, and convey to **MANUEL DE LEON** of 1738 Chicago Avenue, Unit 501, Evanston, Illinois 60201, as Grantee, to have and to hold forever all of the Grantors' right, title, and interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:..

**UNIT NUMBER 501, IN LAKEVIEW TERRACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:**

**LOT "A" IN THE CONSOLIDATION PLAT OF THE EAST 150.0 FEET OF LOT 1 AND THE NORTHERLY 22.0 FEET OF THE EASTERLY 150.0 FEET OF LOT 18 IN BLOCK 15 IN THE VILLAGE OF EVANSTON IN SECTION 18, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THE NORTH 40.0 FEET SOUTH OF AND ADJOINING THE NORTH 22.0 FEET OF LOT 18 IN BLOCK 15 IN THE VILLAGE OF EVANSTON IN SECTION 18, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK**

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COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 24, 1978 AS DOCUMENT 24598160, IN THE OFFICE OF THE RECORDER OF DEEDS IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION RECORDED AS DOCUMENT 25506674, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 11-18-208-021-1020

Address of Real Estate: 1738 Chicago Avenue, Unit 501  
Evanston, Illinois 60201

IN WITNESS WHEREOF, the said Grantors, MARC K. SEGEL and SARAH G. SEGEL, as the Independent Co-Executors of the Estate of Alexander I. Miron, Deceased, have hereunto set their hands and seals on this 26<sup>th</sup> day of August, 2022.

Marc K. Segel (SEAL)  
MARC K. SEGEL, Independent  
Co-Executor of the Estate of  
Alexander I. Miron, Deceased

Sarah G. Segel (SEAL)  
SARAH G. SEGEL, Independent  
Co-Executor of the Estate of  
Alexander I. Miron, Deceased

006622

CITY OF EVANSTON

REAL ESTATE TRANSFER TAX

DATE: PAID OCT 25 2021

AMOUNT: \$300.00 Agent: LB

REAL ESTATE TRANSFER TAX

09-Nov-2022



COUNTY: 0.00  
ILLINOIS: 6.00  
TOTAL: 0.00

11-18-208-021-1020

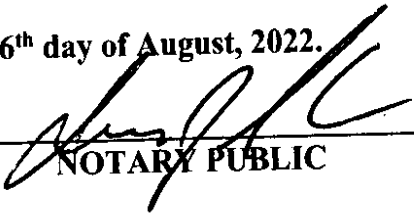
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STATE OF ILLINOIS )  
 ) SS  
COUNTY OF C O O K )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that MARC K. SEGEL and SARAH G. SEGEL, as the Independent Co-Executors of the Estate of Alexander I. Miron, Deceased, personally known to me to be the same persons whose names 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

Given under my hand and notarial seal this 26<sup>th</sup> day of August, 2022.

  
\_\_\_\_\_  
NOTARY PUBLIC



**This Instrument Was Prepared By:**

IRA JAY COHEN  
Attorney at Law  
616 N. North Court, Suite 270  
Palatine, Illinois 60067  
(847) 705-1300  
irajc@sbcglobal.net

Property of Cook County Clerk's Office

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or the grantor's agent affirms and verifies that the names of the grantees 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 and hold title to real estate under the laws of the State of Illinois.

Dated: August 26, 2022.

Signature: Marc K. Segel  
MARC K. SEGEL, as the Independent  
Co-Executor of the Estate of Alexander I.  
Miron, Deceased, Grantor

Signature: Sarah G Segel  
SARAH G. SEGEL, as the Independent  
Co-Executor of the Estate of Alexander I.  
Miron, Deceased, Grantor

Subscribed and sworn to before me  
by the said Grantors this 26<sup>th</sup> day  
of August, 2022.

[Signature]  
Notary Public



The grantee or the grantee's agent affirms that, to the best of his or her knowledge, the name of the grantees 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: 10/06/2022, 2022.

Signature: [Signature]  
MANUEL DE LEON, Grantee

Subscribed and sworn to before me  
by the said Grantee this 6th day  
of October, 2022.

[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.)**