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Doc#: 2403241104 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/01/2024 12:01 PM Pg: 1 of 3

AFFIDAVIT OF LOST DEED

The undersigned, being duly sworn, affirms and states as follows:

1. That we Beverly Moore and Carolyn Ellis are the daughters of John Henry Roberson and Theodosia Roberson Williams
2. That John Henry Roberson and Theodosia Roberson Williams purchased and entered into a land contract with Mary Morgan on August 4, 1952, for the purchase of that property commonly known as 6652 S. Hartwell, Chicago, IL.
PIN: 20-22-106-048-0000 (see attached legal description) in the amount of \$11,500.00.
3. That Mr. & Mrs. Roberson made monthly installments of \$100.00 payable to M.E. Stein & Company.
4. That on or about June 7, 1961, Stanford D. Marks from M.E. Stein & Company directed a letter to Mr. & Mrs. Roberson informing them that their loan has been satisfied and Paid in Full.
5. That because of said loan being Paid in Full that Mr. & Mrs. Roberson were directed to contact the Stein Company to make arrangements to pick up their deed. That a deed must have been prepared and delivered but the same was neither recorded nor lost in transition.
6. That Mr. & Mrs. Roberson have been in possession of said property and paid the real estate taxes of said property until their death.
7. That we the daughters of Mr. & Mrs. Roberson have continued to pay the real estate taxes after their death until present day.

The parties hereto hereby execute this affidavit in order to induce the buyers to purchase and the title company to insure said property and hereby agree to protect, defend, indemnify and hold all parties relying on this affidavit and its officers, employees and agents free and harmless from and against any and all losses, penalties, damages, settlements, costs, charges, professional fees, or other expenses or liabilities of every kind and character arising out of or relating to any and all claims, liens, demands, obligations, actions, proceedings or causes of action of every kind and character in connection with or arising directly or indirectly out of this affidavit and/or the performance hereof.

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Affiant further agrees to investigate, handle, respond to, provide, defend any such claims, etc. at its sole expense and agrees to bear all other costs and expenses related thereto, even if it (claims, etc.) is groundless, false, or fraudulent.

I have read the above affidavit and state that all the statements contained therein are true.

That the undersigned is at least eighteen years of age;

Further Affiant sayeth not.

Signature of Affiant- Carolyn Ellis

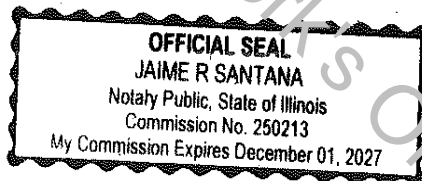
Signature of Affiant- Beverly Moore

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a notary public in and for said county, in the state aforesaid, certify that Carolyn Ellis and Beverly Moore personally known to me to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he or she signed, sealed, and delivered the said instrument as his or her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 30th day of January, 2024.

(Notary Public)



AFTER RECORDING, MAIL TO: SATURN TITLE, LLC 1030 W. HIGGINS RD. SUITE 365 PARK RIDGE, IL 60068

Prepared by & mail to: Jaime R Santana 7819 W. Lawrence Ave. Norridge, IL 60706

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EXHIBIT B

Legal:

LOT 9 IN BLOCK 2 IN PERRY AND HARTWELL'S SUBDIVISION OF THE SOUTH 13-1/2 ACRES OF THE WEST HALF OF THE NORTH WEST QUARTER OF SECTION 22, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known address: 6652 S. Hartwell Ave., Chicago, IL 60637

PIN #: 20-22-106-048-000

Property of Cook County Clerk's Office