

# UNOFFICIAL COPY

Doc#: 2415124432 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 5/30/2024 4:03 PM Pg: 1 of 3

## ADMINISTRATOR'S DEED

Dec ID 20240501613917

ST/Co Stamp 0-154-162-480 ST Tax \$113.00 CO Tax \$56.50

City Stamp 0-628-970-800 City Tax \$1,186.50

ILLINOIS

### Above Space for Recorder's Use Only

THIS DEED between THE GRANTOR, Marilyn Pearson, as Independent as Administrator for The Estate of William L. Hamm, deceased, as Administrator of the ESTATE OF DECEASED, and THE GRANTEES, Jakub Misiorowski and Klaudia Misiorowski, husband and wife, as tenants by the entirety. WHEREAS, Grantor was duly appointed Independent Administrator of the Estate of William L. Hamm, Deceased, who resided in the City of Chicago, Illinois and who died intestate on November 10, 2023. Thereafter proceedings were instituted in the Circuit Court of County, Illinois, in Case Number 2024P001188, to probate the estate of said DECEASED and on March 25, 2024 Marilyn Pearson, <sup>\* WAS APPOINTED</sup> as Independent as Administrator for The Estate of William L. Hamm, deceased, GRANTOR was duly qualified as the Administrator of said estate, and Letters are now in full force and effect. NOW, THEREFORE, this DEED witnesseth, that Grantor, in exercise of the powers granted to said Administrator, and in consideration of the sum of \$1000 DOLLARS and other good and valuable consideration in hand paid by Grantees, the receipt whereof is hereby acknowledged, does GRANT, SELL and CONVEY to Jakub Misiorowski and Klaudia Misiorowski <sup>\*\*</sup> of CHICAGO, ILLINOIS the following described Real Estate situated in the County of Cook in the State of Illinois to wit: (See page 2 for legal description attached here to and made part hereof.) <sup>\*\* HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY</sup>

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; homeowners or condominium association declaration and bylaws, if any, and general real estate taxes not yet due and payable at the time of Closing.

Permanent Real Estate Index Number: 13-31-118-041-1010

Address of Real Estate: 7172 W Dickens Ave Unit IN Chicago Illinois 60707

The date of this deed of conveyance is dated this 15<sup>th</sup> day of May 2024.



Marilyn Pearson, as Independent as Administrator  
for The Estate of William L. Hamm, deceased;

FIDELITY NATIONAL TITLE  
SC24006748

As Administrator as aforesaid

State of Illinois, County of McHenry. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Marilyn Pearson, as Independent as Administrator for The Estate of William L. Hamm, deceased; Administrator of the Estate of William L. Hamm, Deceased, 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 she signed, sealed and delivered the said instrument as Administrator of the Estate of William L. Hamm, Deceased, for the uses and purposes therein set forth.

Given under my hand and official seal dated this 15<sup>th</sup> day of May 2024.



  
Notary Public

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

For the premises commonly known as: 7172 W Dickens Ave Unit 1N  
Chicago, Illinois 60707

Legal Description:

UNIT NUMBER 71721-"N" IN COLONIAL TERRACE CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 17 AND 18, IN BLOCK 2 IN CHARLES CHRISTMANN'S 2ND HILLSIDE ADDITION TO MONT CLARE, A SUBDIVISION OF THE WEST 1/3 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION MADE BY MIDWEST BANK AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST NUMBER 78-04-2480, DATED JUNE 29, 1979, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 25047589; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

## GRANTEES ADDRESS

*and*

This instrument was prepared by:  
Amanda R. Decker, Esq.  
Bruning & Associates  
333 Commerce Dr Ste 900  
Crystal Lake, IL 60014

Send subsequent tax bills to:  
Jakub Misiorowski and Klaudia  
Misiorowski  
7172 W Dickens Ave Unit 1N Chicago  
Illinois 60707

Mail recorded document to:  
Mark Loza, Esq.  
2340 S. River Road, Suite 120  
Des Plaines, IL 60018

# UNOFFICIAL COPY

**REAL ESTATE TRANSFER TAX**

28-May-2024



<b>COUNTY:</b>	56.50
<b>ILLINOIS:</b>	113.00
<b>TOTAL:</b>	169.50

13-31-118-041-1010

| 20240501613917 | 0-154-162-480

**REAL ESTATE TRANSFER TAX**

28-May-2024



<b>CHICAGO:</b>	847.50
<b>CTA:</b>	339.00
<b>TOTAL:</b>	1,186.50 *

13-31-118-041-1010 | 20240501613917 | 0-628-970-800

\* Total does not include any applicable penalty or interest due.

Property of Cook County Clerk's Office