

16225282
**INDEPENDENT
EXECUTOR'S DEED
(Illinois)**

UNOFFICIAL COPY

Doc#: 2415224168 Fee: \$107.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
Date 5/31/2024 11:06 AM Pg: 1 of 2

Dec ID 20240501615088
ST/Co Stamp 0-822-555-952 ST Tax \$180.00 CO Tax \$90.00
City Stamp 1-359-426-864 City Tax \$1,890.00

MAIL TO:

Nery Richardson & Reneke LLC

4258 W. 63rd St.

Chicago, IL 60629

NAME & ADDRESS OF TAXPAYER:

Estevan Ortiz Rodes

3607 W. 64th St.

Chicago, IL 60629

THE GRANTOR, **JEAN HINCKS** as Independent Executor of the Will of Leroy Sarnecki, deceased, by virtue of letters testamentary issued to Independent Executor by the Probate Court of Cook County, State of Illinois, in Case 2024PC01754 and in exercise of the power of sale granted to Executor in and by said Will and in pursuance of every other power and authority enabling, and in consideration of the sum of One hundred and eighty thousand and 00/100 (\$180,000.00) DOLLARS, receipt whereof is hereby acknowledged, does hereby GRANT, SELL and CONVEY to **ESTEVAN ORTIZ** and **GRACIELA TELLEZ**, husband and wife, not as tenants in common, but as joint tenants with rights of survivorship.

Grantee's Address: 3607 W. 64th Street, Chicago, Illinois 60629

all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

ALL OF LOT 21 AND THE WEST 25 FEET OF LOT 22 IN DAVID R. LEWIS' SUBDIVISION OF THE SOUTH 1/2 OF BLOCK 7 OF JOHN F. EBERHARDT'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to: (1) covenants, conditions and restrictions of record; (2) Public and utility easements and roads and highways, if any; (3) Real estate taxes for 2023 (second installment) and subsequent years; (4) existing lease and tenancy.

Permanent Index Number: 19-23-214-019-0000

Property Address: 3356 W. 65th Street, Chicago, IL 60629

DATED this 30th day of May, 2024



Jean Hincks, Independent Executor (SEAL)

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT **JEANS HINCKS**, as Independent Executor of the Will of Leroy Sarnecki, 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 her free and voluntary act, as such Independent Executor, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 30th day of May, 2024.



Richard P. Gerardi

 Notary Public

STATE-COUNTY TRANSFER STAMP

NAME AND ADDRESS OF PREPARER:

Richard P. Gerardi
 McGrane, Perozzi, Stelter,
 Gerardi, Brauer & Ross, Ltd.
 165 West Tenth Street
 Chicago Heights, IL 60411
 (708) 756-1550

**This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55ILCS 5/3-5022).

REAL ESTATE TRANSFER TAX		31-May-2024
	CHICAGO:	1,350.00
	CTA:	540.00
	TOTAL:	1,890.00 *
19-23-214-019-0000 20240501615088 1-359-426-864		

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

REAL ESTATE TRANSFER TAX		31-May-2024
	COUNTY:	90.00
	ILLINOIS:	180.00
	TOTAL:	270.00
19-23-214-019-0000 20240501615088 0-822-555-952		