

COOK COUNTY, ILLINOIS
FILED FOR RECORD

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ADMINISTRATOR'S DEED

THIS INDENTURE, made this 17th day of January, 1985, between ELIZABETH D. LENHART, of the City of Chicago, the County of Cook and State of Illinois, as Administrator of the Estate of VERA H. SCHAPPEL, Deceased, late of the County of Cook and State of Illinois, party of the first part, and IRA N. HELFGOT and LAUREEN MCGUIRE HELFGOT, his wife, of 4301 N. Sunnyside Avenue, City of Chicago, County of Cook and State of Illinois, party of the second part;

11.00

WITNESSETH

WHEREAS, VERA H. SCHAPPEL, late of the City of Chicago, County of Cook, and State of Illinois, died May 13, 1984, having left no will;

WHEREAS, on June 4, 1984, Letters of Administration were duly issued in the Circuit Court of Cook County, Illinois, County Department, Probate Division, in Case No. 84 P 4642, Doc# 900, Page 303, to the party of the first part, which letters are still in full force and effect; and,

WHEREAS, on December 14, 1984, an order was duly entered by the Circuit Court aforesaid authorizing and directing the party of the first part to execute an instrument of conveyance conveying to the party of the second part the premises hereinafter described.

NOW, THEREFORE, this indenture witnesseth:

1. The party of the first part, in consideration of the premises, and the sum of Seventy Thousand and no/100ths Dollars (\$70,000.00), paid to her by the said party of the second part, the receipt whereof is hereby acknowledged, does hereby grant, sell, warrant, and convey to the party of the second part, not in Tenancy in Common, but in Joint Tenancy with the right of survivorship, all the following described real estate, and all interest of the decedent therein, situated in the County of Cook and State of Illinois:

Lot 15 (except East 1 foot thereof) in Block 5 in Walker G. McIntosh's First Addition to Norwood Heights being a Subdivision of Lot 7 in Superior Court Partition of part of the North 1/2 of Section 7 also North 1/2 of the Northwest 1/4 of the Southeast 1/4 of Section 7, Township 40 North, Range 13, East of the Third Principal Meridian, according to plat thereof recorded June 3, 1924 as Document 8,441,871.

Said conveyance is made subject general taxes for 1984 and subsequent years; special taxes or assessments for improvements not yet completed; building lines and building and liquor restrictions of record; zoning and building laws and ordinances; public utility easements; public roads and highways; easements for private roads; private easements, covenants and restrictions of record.

PERMANENT TAX NO. 13-07-229-047

2. Together with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, claim and demand whatsoever, at law or in equity, which VERA H. SCHAPPEL, deceased, had at the time of her death and in and to said premises.

3. To have and to hold the same unto said party of the second part, their heirs and assigns forever, as fully and effectually to all intents and purposes in law as the said party of the first part, might, could or ought to sell and convey the same by virtue of the said order of Circuit Court.

IN WITNESS WHEREOF, the said party of the first part as Administrator of the Estate of VERA H. SCHAPPEL, deceased, has hereunto set her hand and seal the day and year first above written.

Elizabeth D. Lenhart (Seal)
ELIZABETH D. LENHART, Administrator of the
Estate of VERA H. SCHAPPEL, Deceased

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
\$ 500.00
DEPT. OF REVENUE
JAN 23 1985

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
\$ 5.00
COOK COUNTY
JAN 23 1985

Cook County
REAL ESTATE TRANSACTION TAX
\$ 00.00
DEPT. OF REVENUE
JAN 23 1985

TTL # A 196632 Ac

13-07-229-047

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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 ELIZABETH D. LENHART as Administrator of the Estate of VERA H. SCHAPEL, 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 foregoing instrument as her free and voluntary act and deed, as Administrator of the Estate of VERA H. SCHAPEL, Deceased, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 22nd day of January, 1985.

Cheryl M. Cromer
Notary Public

My commission expires March 15, 1987.

This instrument was prepared by:
ROSS A. MILLER
Ross A. Miller Law Offices
2045 S. Arlington Heights Road
Suite 113
Arlington Heights, IL 60005
(312) 593-2345

Box 15

MAIL TO: IRVING E. LEITER
30 N. LASALLE ST. SUITE 2400
CHICAGO, IL 60602

Address of Grantee:

IRA N. HELFGOT and MAUREEN MCGUIRE HELFGOT
4301 W. Sunnyside Avenue
Chicago, IL

Address of Property:
6606 W. Foster
Chicago, IL 60656

Send Subsequent Tax Bills to:

IRA HELFGOT AND MAUREEN HELFGOT
6606 W. FOSTER
CHICAGO, IL 60656

Schapel Admin Deed
RE/cmc

27 415 742

END OF RECORDED DOCUMENT