

EXECUTOR'S DEED

CAUTION: Consider a transfer before being or being under this form. Review the jurisdiction for the rules of this form and any property with respect thereto, including any restrictions of marketability or liens for a particular purpose.

THIS DEED, made this 31st day of October, 1997,

between Lawrence Nelson of the City of Homewood, County of Cook and State of Illinois, as Independent Executor of the ESTATE OF Laura R. Nelson, as to an undivided 1/2 interest DECEASED,

hereinafter referred to as Grantor, and

of the City of Chicago, County of Cook and State of Illinois, hereinafter referred to as Grantees;

WHEREAS, Grantor was duly appointed Independent Executor of the Estate of Laura R. Nelson Deceased, by the Circuit Court of Cook County, Illinois, on the 17th day of May, 1996, in Cause Number 96P4608, and has duly qualified as such Executor, and said Letters of Office are now in full force and effect.

NOW, THEREFORE, this DEED witnesseth, that Grantor, in exercise of the Power of Sale granted to said Executor in and by the Will of Laura R. Nelson Decedent, and in consideration of the sum of Eighty-Four Thousand and no/100--DOLLARS (\$ 84,000.00) to him/her in hand paid by Grantee, the receipt whereof is hereby acknowledged, DOES GRANT, SELL, and CONVEY

all the following-described real estate situated in the County of Cook and State of Illinois, and known and described as follows, namely: (See reverse side for legal description.)

Permanent Index Number (PIN) 28-36-300-(07) VOL. 035

Addressee(s) of Real Estate: 17901-25 S. Kedzie Avenue, Hazel Crest, IL 60429

TOGETHER WITH ALL right, title, and interest whatsoever at law or in equity of said Laura R. Nelson Deceased, in and to the premises.

TO HAVE and TO HOLD same unto said Grantee, not in tenancy in common, but in joint tenancy forever.

IN WITNESS WHEREOF, Grantor, as Independent Executor aforesaid, has hereunto set his hand and seal the day and year first above written.

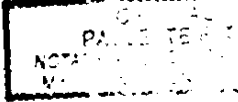
Lawrence Nelson, Independent Executor of the Estate of Laura R. Nelson, Dec'd.

DATED this 31st day of October, 1997

(SEAL) (SEAL)

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S) (SEAL) (SEAL)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Lawrence Nelson Independent Executor of the Estate of Laura R. Nelson 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 he signed, sealed and delivered the said instrument as Independent Executor of the Estate of Laura R. Nelson Deceased for the uses and purposes therein set forth.



IMPRESS SEAL HERE

Given under my hand and official seal, this 31st day of October, 1997

Commission expires 11-21-1998 [Signature of Notary Public]

This instrument was prepared by Lawfirm of THOMPSON, TIERNEY & STYX, 1820 Ridge Road, Ste. 217 HOMERWOOD, IL 60430

# UNOFFICIAL COPY

## Legal Description

of premises commonly known as 17901-25 S. Kedzie Avenue

Hazel Crest, IL 60429

THE SOUTH 435.6 FEET OF THE NORTH 689.6 FEET OF THE WEST 233 FEET,  
(EXCEPT THE EAST 17 FEET OF THE WEST 50 FEET THEREOF), OF THE  
SOUTHWEST 1/4 OF SECTION 36, TOWNSHIP 36 NORTH, RANGE 13, EAST OF  
THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

11-10-97 *Laurence F. Tunney Attorney*



SEND SUBSEQUENT TAX BILLS TO

Steve Thomiszer

(Name)

5530 West 175th Street

(Address)

Minley Park, IL 60477

(City, State and Zip)

MAIL TO:

JAMES F. DUNNEBACK

(Name)

11950 S HARLEM AVE 204

(Address)

PALOS HEIGHTS IL 60463

(City, State and Zip)

OR

RECORDER'S OFFICE BOX NO. \_\_\_\_\_

97860630

# UNOFFICIAL COPY

L-8

## STATEMENT BY GRANTOR AND GRANTEE

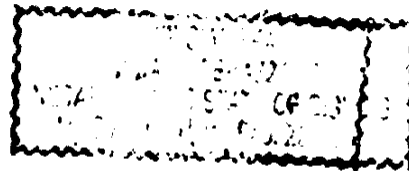
The grantor or his agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in the land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire real estate in Illinois or other entity recognized as a person and authorized to do business or acquiring title to real estate under the laws of the State of Illinois.

Dated: 11-21, 1997

X Shirley F. Tierney  
Signature

Subscribed to and sworn before me this 11 day of Nov, 1997.

Notary Public



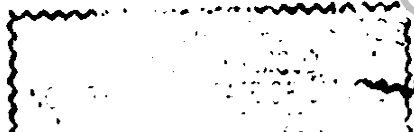
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 hold title to real estate under the laws of the State of Illinois.

Dated: 11-21, 1997

X Shirley F. Tierney  
Signature

Subscribed to and sworn before me this 11 day of Nov, 1997.

Notary Public



NOTE: ANY PERSON WHO KNOWINGLY SUBMITS A FALSE STATEMENT CONCERNING THE INDEMNITY 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 ABITC BE RECORDED IN COOK COUNTY, ILLINOIS, IF EXEMPT UNDER PROVISIONS OF SECTION 4 OF THE ILLINOIS REAL ESTATE TRANSFER TAX ACT.)

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# UNOFFICIAL COPY

SHIRLEY R. KUSTA  
WILL COUNTY RECORDER

## AFFIDAVIT - METES AND BOUNDS

STATE OF ILLINOIS ]  
COUNTY OF WILL ] 38

DOCUMENT NO.:

Lawrence Nelson, being duly sworn on oath, states  
that he resides at Waterford Estates 17400 S Kedzie Apt 403  
and the attached deed is not in violation of Section 1 of Chapter 109 of Hazel Crest  
the Illinois Revised Statutes for one of the following reasons:

1. The division or subdivision of land into parcels or tracts of 2.5 acres or more in size which does not involve any new streets or easements of access.
2. The division of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
4. The conveyance of parcels of land or interests therein for use as right of way for railroad or other public utility facilities, which does not involve any new streets or easements of access.
5. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the dedication of land impressed with a public use.
7. Conveyances made to correct indefiniteness in prior conveyances.
8. The sale or exchange of parcels or tracts of land existing on the date of the amendatory act (7/1/77) into no more than 2 parcels and not involving any new streets or easements of access.
9. The sale of a single lot of less than 2.5 acres from a larger tract when a survey is made by a registered surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1977, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land, enacted by P.A. 80-219, eff. Oct. 1, 1977.
10. The conveyance is of land described in the same manner as title was taken by grantor(s).

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED

AFFIANT further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Will County, Illinois, to accept the attached deed for recording.

SUBSCRIBED AND SWORN TO before me  
this 10th day of April, 1977

NOTARY PUBLIC

Lawrence Nelson

97860630