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In the matter of the initial application of:

DAVID DOWDY

3578159

to register title to real estate,

Application No. 18196 LR

Application of:

ELIZABETH PETERS

REGISTRAR'S FINDING

Having considered the application presented herein, the Registrar of Titles finds that under and by virtue of a decree of court, made and entered in the above entitled cause, on the 5th day of March, A.D. 1927

the following described real estate, situated in the County of Cook and State of Illinois, viz:

LOT FOUR------(4)

In David Gowdy's Subdivision of the South 250 feet of the East Half (½) lying East of the East line of Public Alley of Block 19, in A. Gale's Subdivision of the Southeast Quarter (¼) of Section 31, and the Southwest Quarter (¼) of Section 32, Town 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

PIN# 13-31-410-033 ⁴⁸⁰ e/k/a 1814 N. Narragansett, Chicago, Ill.

3578159

was duly registered in the Office of the Registrar of Titles in and for said county in the name of David Dowdy.

free and clear of all liens and encumbrances, except those noted therein, and a Certificate of Title issued therefor.

That by mesne and sundry conveyances and transfers the title to said premises has passed to and become vested in, and is now registered in the name of William C. Moffat and Ruby M. Moffat, not in tenancy in common, but in joint tenancy, (Married to each other),

free and clear of all liens and encumbrances, except those noted upon Certificate of Title No. 960876, Vol. 1926

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REGISTRAR'S FINDINGS PAGE 2

The Registrar further finds that Ruby M. Moffat died, on or about the 23rd day of May, A.D. 1987, testate. That William C. Moffat died on July 14,, A.D. 1976, predeceasing the aforesaid decedent.

That the Last Will and Testament of Ruby M. Moffat was filed with the Clerk of the Probate Division of the Circuit Court of Cook County, Illinois, on October 22, 19 87.

That said decedent devised the property herein pursuant to the aforesaid Last Will and Testament to Elizabeth Peters, her niece

No probate proceedings are being instituted, pending, contemplated or necessary.

That from the best information submitted, it appears that the fair market value of the above described property is Eighty Thousand Dollars----- \$ 80,000.00----- dollars, for the purpose of these Findings.

That said decedent left her surviving Elizabeth Peters, a single never married person,

as her only heir at law and next of kin, of full legal age.

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REGISTRAR'S FINDING - PAGE 3

The Registrar further finds that the title to the premises aforesaid is vested in the aforesaid heirs at law, Elizabeth Peters, a single never married person,

free and clear of all liens and encumbrances, except uncanceled memorials appearing on the outstanding Certificate No. 960876, subject to costs, claims, Federal Estate and State Inheritance Tax in the Estate of Ruby M. Moffat, deceased until May 23, 1990

and any unpaid taxes and assessments that have become liens on the premises described herein; and that upon surrender of Owner's Duplicate Certificate of Title No. 960876, the Registrar of Titles of Cook County, Illinois, will cancel the same and issue a Certificate of Title to Elizabeth Peters, a single, never married person

free and clear of all liens, encumbrances and memorials except those last hereinbefore mentioned.

Harry Bus Yourell

HARRY 'BUS' YOURELL
Registrar of Titles

By *[Signature]*
Examiner of Titles

LeRoy W. Lemke
Pursuant to Public Act 80-851
effective October 1, 1977

Date October 26, 1987

and

*Witness
Ruby M. Moffat*

COOK COUNTY CLERK'S OFFICE

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REGISTRAR'S TITLE FINDING

LAND REGISTRATION

Case No. 18196 LR

In the matter of the initial application of:

DAVID DONDY

Register title to real estate.

Application for transfer of David's property by:

ELIZABETH PETERS

3/0

COSTS

REGISTRAR'S FINDING	\$ 12.00
NEW CERTIFICATE	20.00
TAX SEARCH	10.00
FEDERAL LIEN SEARCH	10.00
INDEMNITY FUND	10.00
TOTAL	62.00

EXAMINER

DATE

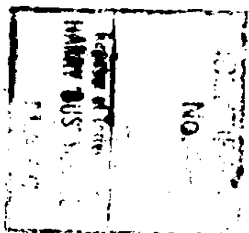
[Signature]

10/20/87

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OCT 31 1987

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