



#40823

TRUSTEE'S DEED

Statutory (ILLINOIS)

OST 0718711

THE GRANTOR, NANCY WALKER, TRUSTEE OF THE NANCY WALKER DECLARATION TRUST DATED AUGUST 15, 1995, for and in consideration of the sum of TEN and 00/100 (\$10.00) DOLLARS, and other good and valuable considerations, in hand paid, does hereby CONVEYS and WARRANTS TO CARLOS ESPIN, of 807 Portsmouth, Westchester, Illinois 60154, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Doc#: 0726431041 Fee: \$28.00 Eugene "Gene" Moore RHSP Fee: \$10.00 Cook County Recorder of Deeds Date: 09/21/2007 12:40 PM Pg: 1 of 3

For Recorder's Use Only

Parcel 1 and Nancy Walker as to Parcel 2

SEE ATTACHED LEGAL

THE SOUTH FIFTEEN (15) FEET OF LOT ELEVEN (EXCEPT THE WEST SEVEN (7) FEET THEREOF DEEDED FOR WIDENING WALLER AVENUE AND LOT TWELVE (12) (EXCEPT THE WEST SEVEN (7) FEET THEREOF DEEDED FOR WIDENING WALLER AVENUE IN BLOCK TWO (2) IN HENRY WALLER'S SUBDIVISION OF THE SOUTH 45-3/4 ACRES OF THE EAST HALF (1/2) OF THE SOUTHEAST QUARTER (1/4) OF SECTION EIGHT (8) TOWNSHIP THIRTY NINE (39) NORTH, RANGE THIRTEEN (13), EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly Known As: 137-139 North Waller, Chicago, Illinois 60644

P.I.N. 16-08-416-037-0000, 16-08-416-016-0000, 16-08-416-011-0000

(Subject only to: covenants, conditions, and restrictions of record, public and utility easements, existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2005 and subsequent years; the mortgage or trust deed referred to in Paragraph C of the General Provisions of this Contract and/or Rider 7, if applicable.)

Together with the tenement and appurtenances thereunto belonging.

This Deed is executed by NANCY WALKER, Trustee of the NANCY WALKER Declaration Trust Dated August 15, 1995, pursuant to and in exercise of the power and authority granted to and vested in them by the Trust Agreement.

NANCY WALKER, TRUSTEE OF THE NANCY WALKER DECLARATION TRUST DATED AUGUST 15, 1995

By: Nancy Walker AS Trustee

Its: Trustee Nancy Walker

Nancy Walker (Signature)

UNOFFICIAL COPY

State of Illinois)
) SS.
County of Cook)

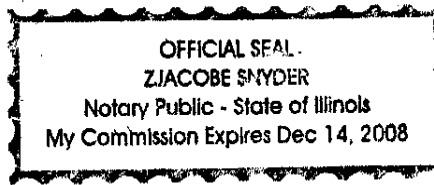
** and Nchen Walker*

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that **NANCY WALKER, TRUSTEE OF THE NANCY WALKER DECLARATION TRUST DATED AUGUST 15, 1995***, personally known to me to be the persons whose name is subscribed to the foregoing instrument appeared before this day in person and acknowledged that Nancy Walker, trustee, signed and delivered the said instrument as her free and voluntary act, for the purposes thereinset forth.

Given under my hand and notarial seal, this **11th** day of September, 2007.

Jacobe Snyder

NOTARY PUBLIC



Commission Expires on 12-14-08

Mail To:

The Law Offices of Richard C. Cooke, P.C.

Name

2653 North Milwaukee Avenue

Address

Chicago, Illinois 60647

City,State,Zip

Send Subsequent Tax Bills To:

Carlos A. Espin

Name

507 Portsmouth

Address

Westchester, Illinois 60154

City,State,Zip

TRUSTEE'S DEED

BY

NANCY WALKER, TRUSTEE OF THE NANCY WALKER DECLARATION TRUST DATED AUGUST 15, 1995

TO

CARLOS A. ESPIN

UNOFFICIAL COPY

Legal Description

of premises commonly known as 137-139 N. Waller, Chicago, IL 60644

PARCEL 1: THE SOUTH FIFTEEN (15) FEET OF LOT ELEVEN (EXCEPT THE WEST SEVEN (7) FEET THEREOF DEEDED FOR WIDENING WALLER AVENUE AND LOT TWELVE (12) (EXCEPT THE WEST SEVEN (7) FEET THEREOF DEEDED FOR WIDENING WALLER AVENUE IN BLOCK TWO (2) IN HENRY WALLER'S SUBDIVISION OF THE SOUTH 45-3/4 ACRES OF THE EAST HALF (1/2) OF THE SOUTHEAST QUARTER (1/4) OF SECTION EIGHT (8), TOWNSHIP THIRTY NINE (39) NORTH, RANGE THIRTEEN (13), EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE NORTH 10 FEET OF LOT 11 (EXCEPT THE WEST 7 FEET OF SAID PREMISES DEEDED FOR WIDENING WALLER AVENUE) IN BLOCK 2 IN HENRY WALLER'S SUBDIVISION OF THE SOUTH 43-3/4 ACRES OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT TAX NUMBER: 16-08-416-010
16-08-416-011
16-08-416-037

City of Chicago
Dept. of Revenue
530388
09/21/2007 11:06 Batch 07210 28



Real Estate
Transfer Stamp
\$4,125.00

COUNTY TAX
COOK COUNTY
REAL ESTATE TRANSACTION TAX
SEP. 21. 07
REVENUE STAMP



0000031962
**REAL ESTATE
TRANSFER TAX**
0027500
FP 103042

STATE OF ILLINOIS
SEP. 21. 07
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE



0000019702
**REAL ESTATE
TRANSFER TAX**
0055000
FP 103037

MAIL TO:

Carlos Espin
137-139 N. Waller
Chicago, IL 60644

SEND SUBSEQUENT TAX BILLS:

Carlos Espin
137-139 N. Waller
Chicago, IL 60644