

UNOFFICIAL COPY

TRUSTEE'S DEED

Return To:
Baltazar Baeza
5613 S. Kenneth Ave.
Chicago, Illinois 60629



Doc#: 1026340001 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 09/20/2010 09:21 AM Pg: 1 of 2

Prepare by:
James J. Kash
6545 W. Archer Ave.
Chicago, IL 60638

This Indenture, made this 1st day of September, 2010, between Joseph M. Bazant, II and Rosemary K. Shinko, as successor co-trustees of the Charles Plachy Trust under trust agreement dated March 13, 2008, as Trustee under the provision of a deed or deeds in trust duly recorded and delivered to said trustee in pursuance of a trust agreement dated the March 13, 2008, party of the first part, and Baltazar Baeza and Maria Baeza, husband and wife of 5613 S. Kenneth Ave., Chicago, Illinois 60629, not as Tenants in Common but in Joint Tenancy, party of the second part.

WITNESSES that said party of the first part, in consideration of the sum of TEN DOLLARS (\$10.00), and in other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said party of the second part, the real estate described below, situated in Cook County, Illinois, together with the tenements and appurtenances thereunto belonging.

LOT THIRTY-SEVEN (37) IN BLOCK (8) IN W.F. KAISER AND COMPANY'S ARDALE PARK SUBDIVISION, BEING A SUBDIVISION OF THE LAST HALF OF THE NORTH WEST QUARTER (EXCEPT THE WEST 33 FEET THEREOF) OF SECTION 15, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN.

P.I.N.: 19-15-115-004-0000

Property Address: 5611 S. Kenneth Avenue, Chicago, IL 60629

TO HAVE AND TO HOLD the same unto said party of the second part forever.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned.

SUBJECT TO: General taxes not due and payable at the time of closing; (2) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; (3) zoning laws and ordinances which conform to the present usage of the premises; (4) public and utility easements which serve the premises; (5) public roads and highways, if any; (6) party wall rights and agreements, if any, and; (7) limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable;

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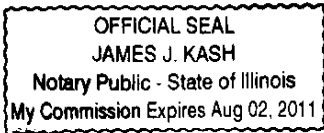
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IN WITNESS WHEREOF, said party of the first part has as trustee aforesaid, hereunto set their hand and seal this 1st day of September, 2010.

Joseph M. Bazant II
Joseph M. Bazant, II

Rosemary K. Shinkus
Rosemary K. Shinkus

STATE OF ILLINOIS, COOK COUNTY, ss. The foregoing instrument was acknowledged before me by Joseph M. Bazant, II and Rosemary K. Shinkus, as successor co-trustees of the Charles Plachy Trust under trust agreement dated March 13, 2008, this 1st day of September, 2010.



James J. Kash
NOTARY PUBLIC

MAIL TAX BILL TO:
BALTAZAR BAEZA and MARIA BAEZA
5611 S Kenneth Ave
CHICAGO, IL 60629

STATE OF ILLINOIS	
STATE TAX	SEP. 13. 10
REAL ESTATE TRANSFER TAX	
0008500	
# 0000000730	FP326652
REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE	

COOK COUNTY	
REAL ESTATE TRANSACTION TAX	
COUNTY TAX	SEP. 13. 10
REAL ESTATE TRANSFER TAX	
0004250	
# 0000000461	FP326665
REVENUE STAMP	

CITY OF CHICAGO	
CITY TAX	SEP. 13. 10
REAL ESTATE TRANSFER TAX	
0089250	
# 0000002152	FP326650
REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE	