

UNOFFICIAL COPY

TRUSTEE'S DEED

Doc#: 1733239056 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/28/2017 10:32 AM Pg: 1 of 2

Dec ID 20171101658736
ST/CO Stamp 1-889-738-784 ST Tax \$375.00 CO Tax \$187.50

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

For Recorder's Use Only

01146-54781 Y1 KH

-AKA EDWARD ALAN DOWNS,

As to the West 71 feet of
the North 2 feet of Lot 8

THE GRANTORS, EDWARD A. DOWNS, individually, and EDWARD A. DOWNS and M. DARLENE DOWNS, Trustee as aforesaid, AB LIVING TRUST, by Declaration of Trust dated June 18, 2009, of the Village of Oak Park, County of Cook and State of Illinois, for and in consideration of TEN and no/100's Dollars (\$10.00) in hand paid, and pursuant to the power and authority vested in said Grantors as Trustees, convey and quit claim to:

1125 WISCONSIN, LLC, an Illinois Limited Liability Company, all interest in the following described parcel of real estate situated in the County of Cook and State of Illinois, to wit:

Address GRANTOR - 421 N ABERDEEN ST, Chicago IL 60642

LOT 7 AND THE WEST 71 FEET OF THE NORTH 2 FEET OF LOT 8 IN BLOCK 6 IN REHM AND O'DELL'S SUBDIVISION OF BLOCKS 4 THROUGH 10 IN ROBSON WEDDELL'S ADDITION TO OAK PARK, A SUBDIVISION OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: General real estate taxes for 2017 and subsequent years; covenants, conditions and restrictions of record, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Permanent Real Estate Index Number(s): 16-18-316-022-0000 (Oak: Park Township)

Commonly known as: 1125 Wisconsin Avenue, Oak Park, Illinois 60304

Dated this 20th day of November, 2017.

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

Edward A. Downs
EDWARD A. DOWNS, individually and as
Trustee as aforesaid
*AKA EDWARD ALAN DOWNS

M. Darlene Downs
M. DARLENE DOWNS, Trustee as aforesaid

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STATE OF ILLINOIS, COUNTY OF DUBUQUE ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT

Edward A. Downs, Attorney at Law and H. Vanhook Downs, Attorney at Law are

personally known to me to be the person(s) whose name(s) ARE subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed, and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 20th day of November, 2017



[Signature]
(Notary Public)

Prepared By:

BERKES LAW OFFICES, P.C.
6904 West Cermak Road
Berwyn, Illinois 60402-2244

(708) 830-3407

STATE AND COUNTY TRANSFER TAX EXEMPTION
Exempt under the provisions of Section (e) of Illinois'
Real Estate Transfer Tax Law, 35 ILCS 200/31-45,
Dated:

[Signature]
Buyer, Seller or Representative

Mail To:

Richard L. Easty
832 Gundersen
Oak Park, IL 60304

REAL ESTATE TRANSFER TAX		27-Nov-2017	
COUNTY:	187.50	ILLINOIS:	375.00
TOTAL:		562.50	
16-18-316-022-0000		2017 101858736 1-889-738-784	

Name and Address of Taxpayer/Address of Property:

1125 Wisconsin, LLC
421 N. Aberdeen St.
Chicago, IL 60642

Real Estate Transfer Tax

\$53,000.00



Oak Park www.oak-park.us