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# UNOFFICIAL COPY

## TRUSTEE'S DEED

Statutory (Illinois)

Doc#: 2420520437 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 7/23/2024 2:57 PM Pg: 1 of 2

Dec ID 20240701657080

ST/Co Stamp 0-670-238-512 ST Tax \$1,050.00 CO Tax \$525.00

City Stamp 1-070-758-704 City Tax \$11,025.00

THE GRANTOR(S), **Maria D. Masud**, as Sole Trustee of The **Felix Masud-Piloto and Maria D. Masud Trust** dated **August 21, 2019** of the City of Chicago, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, the receipt and sufficiency of which is hereby acknowledged, **CONVEY(s)** and **WARRANTS** to **Amy G. Esposito and Thomas W. Esposito, wife & husband**

of 3554 N. Marshfield, City of Chicago, State of Illinois, in fee simple the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

~~NOT AS TENANTS IN COMMON BUT AS JOINT TENANTS~~  
~~NOT AS JOINT TENANTS BUT AS TENANTS IN COMMON~~  
 NOT AS JOINT TENANTS AND NOT AS TENANTS IN COMMON BUT AS TENANTS BY THE ENTIRETY

LOT 38 AND THE SOUTH 1/2 OF LOT 39 IN H. C. BEUCHNER'S SUBDIVISION OF BLOCK 2 IN EXECUTOR'S OF W. E. JONES SUBDIVISION OF SECTION 10, TOWNSHIP 40 NORTH, RANGE 14 (EXCEPT THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND EXCEPT THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND EXCEPT THE EAST 1/4 OF THE SOUTHEAST 1/4) EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 3928 N. Paulina St., Chicago, IL 60613  
 PERMANENT INDEX NO: 14-19-206-027-0000

Situated in the County of Cook, State of Illinois, together with the appurtenances attached hereto.

SUBJECT 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; and general real estate taxes for 2024 and subsequent years.

This deed is executed pursuant to and in 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.

# UNOFFICIAL COPY

DATED this 19<sup>th</sup> day of July, 2024

Maria D. Masud, Trustee (SEAL)

**Maria D. Masud, as Sole Trustee of The Felix Masud-Piloto and Maria D. Masud Trust dated August 21, 2019**

STATE OF ILLINOIS )  
) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that **Maria D. Masud**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, not individually, but as Trustee pursuant to the terms of the Trust Agreement aforesaid, as his free and voluntary act for the uses and purposes therein set forth, and that he has warranted that he has authority under said Trust Agreement to execute and deliver the foregoing instrument.

WITNESS my hand and official seal this 19<sup>th</sup> day of July, 2024.

[Signature]  
NOTARY PUBLIC



**THIS DOCUMENT PREPARED BY:**  
Frank A. Rodriguez Attorney at Law, LLC  
2653 N. Milwaukee Ave., 2nd Floor  
Chicago, IL 60647

**MAIL TAX BILL TO:**  
Amy G. Esposito and Thomas W. Esposito  
3928 N. Paulina  
Chicago, IL 60613

**MAIL RECORDED DEED TO:**  
Amy G. Esposito and Thomas W. Esposito  
3928 N. Paulina  
Chicago, IL 60613

AFTER RECORDING, MAIL TO:  
SATURN TITLE, LLC  
1030 W. HIGGINS RD.  
SUITE 365  
PARK RIDGE, IL 60068

PROPERTY OF COOK COUNTY Clerk's Office