

UNOFFICIAL COPY

WARRANTY DEED  
ILLINOIS



Doc#: 0335801014  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 12/24/2003 09:23 AM Pg: 1 of 3

THE GRANTORS:

Lilly M. Kaisto,  
A single person,  
6530 W. Irving Park Road,  
Unit 305

*RTC 25932 1 of 2*

of the City of Chicago, County of Cook, State of Illinois, for and in consideration of ten dollars (\$10.00) and any other good and valuable consideration, in hand pay, CONVEYS and WARRANTS to:

*3  
10*

**Liliana Pokrovnishka  
2626 Lakeview  
Chicago, IL**

As Tenants by the Entirety, not as Tenants in Common nor as Joint Tenants, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

"See attached legal description"

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: The following, if any: 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 2003 and subsequent years; the mortgage or trust deed.

Permanent Index Number: 13-18-409-034-1015

Address of Real Estate: 6530 W. Irving Park Road, Unit 305, Chicago, Illinois 60634

DATED this 17th day of DECEMBER, 2003

*Lilly M. Kaisto*

(SEAL)

Lilly M. Kaisto

City of Chicago  
Dept. of Revenue  
326362



Real Estate  
Transfer Stamp  
\$1,297.50

12/16/2003 15:57 Batch 02209 9

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State of Illinois )  
 )ss  
 County of Cook )

I, the undersigned, a Notary Public  
 in and for said County, in the  
 State of Illinois, DO HEREBY CERTIFY that:  
 Lilly M. Kaisto, single never married personally  
 known to me to be the same

persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and  
 acknowledged the signing, sealing and delivery of the said instrument as a 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 1 day of November, 2003.



Elizabeth E Roman  
 Notary public

Commission expires 5/17/06

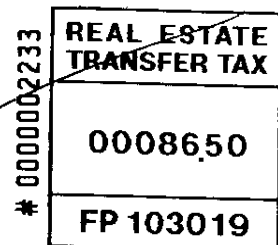
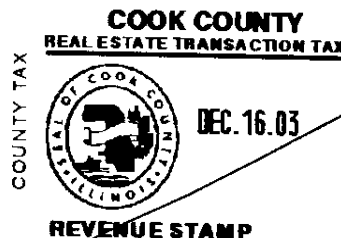
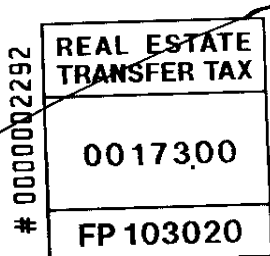
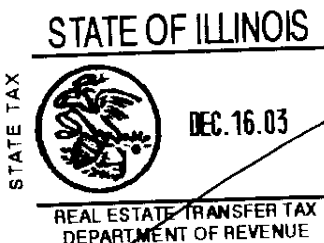
This instrument was prepared by: PATRICK J. POWERS, LTD.  
 19 S. LaSalle Street, Suite 507  
 Chicago, Illinois 60603

MAIL TO:

Anthony Demas  
 5045 N. Harlem  
 Chicago, IL 60656

MAIL SUBSEQUENT TAX BILLS TO:

Liliana Pokrovnishka  
 6530 W. Irving Park Rd, Unit 305  
 Chicago, IL 60634



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**Property Address:** 6530 W. IRVING PARK ROAD,  
CHICAGO, IL 60634

**Legal Description:**

PARCEL 1: UNIT NO. 305 IN MERRIMAC SQUARE CONDOMINIUM III AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 1 AND 4 IN PONTARELLI SUBDIVISION OF MERRIMAC SQUARE, A PART OF THE FRACTIONAL SOUTHEAST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO DECLARATION OF CONDOMINIUM MADE BY PARKWAY BANK AND TRUST COMPANY UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10346 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, AS DOCUMENT NUMBER 93337398 TOGETHER WITH ITS UNDIVIDED PERCENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY).

PARCEL 2: PERPETUAL, NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1, FOR INGRESS AND EGRESS OVER, ALONG AND UPON THE LAND, AS SET FORTH BELOW AND FURTHER DELINEATED IN EXHIBIT "A" OF DOCUMENT NUMBER 92607113, FOR DRIVEWAYS, WALKWAYS, COMMON PARKING AND PARK AREAS AS CREATED BY DECLARATION OF COMMON ELEMENTS AND MAINTENANCE AGREEMENT DATED AUGUST 7, 1992 AND RECORDED AUGUST 14, 1992 AS DOCUMENT NUMBER 92607113 BY AND AMONG PARKWAY BANK AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10345, PARKWAY BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 5, 1991 AND KNOWN AS TRUST NUMBER 10176 AND PARKWAY BANK AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 9, 1992 AND KNOWN AS TRUST NUMBER 10346.

PARCEL 3: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NO. P-22 AND STORAGE SPACE NO. S-15, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, RECORDED AS DOCUMENT NUMBER 93337398.

**Permanent Index No.:** 13-18-409-034-1015