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SC17617436 1071
FIDELITY NATIONAL TITLE

WARRANTY DEED


Doc#: 1721447002 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/02/2017 09:08 AM Pg: 1 of 3

Dec ID 20170701698247
ST/CO Stamp 1-567-092-160 ST Tax \$163.00 CO Tax \$81.50
City Stamp 0-493-350-336 City Tax: \$1,711.50

ILLINOIS

Individual to Individual

The **GRANTOR**,
**ANGELO JOSEPH CASINO, AS HEIR OF
THE ESTATE OF JOSEPH CASINO,**
Of the City of Chicago,
County of Cook, State of Illinois, for and in
consideration of TEN DOLLARS AND NO/100 (\$10.00) and other good and valuable
consideration, in hand paid, CONVEY and WARRANT to **GRANTEES, RICHARD J.
MAGRADY AND ROBERTA L. MAGRADY, ~~husband and wife~~, not as tenants in
common, but as joint tenants,** the following described Real Estate situated in the
County of Cook in the State of Illinois, to wit;

REAL ESTATE TRANSFER TAX	31-Jul-2017
 CHICAGO:	1,222.50
CTA:	489.00
TOTAL:	1,711.50 *

SEE LEGAL DESCRIPTION ATTACHED

13-18-409-033-1038 | 20170701698247 | 0-493-350-336

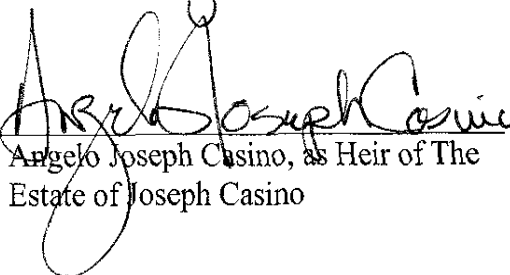
* Total does not include any applicable penalty or interest due.



SUBJECT TO: (1) real estate taxes for the year 2017 and subsequent years;
(2) covenants conditions and restrictions of record and building lines and easements, if
any, provided they do not interfere with the current use and enjoyment of the property.
Hereby releasing and waiving all rights under by virtue of the Homestead Exemption of
the State of Illinois.

PERMANENT INDEX NUMBER: **13-18-409-033-1038**

ADDRESS OF REAL ESTATE: **6540 W Irving Park Road, Unit 508
Chicago, IL 60634**

Dated July 25, 2017.


Angelo Joseph Casino, as Heir of The
Estate of Joseph Casino
Joseph Casino

REAL ESTATE TRANSFER TAX	31-Jul-2017
 COUNTY:	81.50
 ILLINOIS:	163.00
TOTAL:	244.50

13-18-409-033-1038 | 20170701698247 | 1-567-092-160

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EXHIBIT "A"

Legal Description

PARCEL 1:

UNIT 508 IN MERRIMAC CONDOMINIUM I AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 2 IN PONTARELLI SUBDIVISION AT MERRIMAC SQUARE P.U.D., BEING A SUBDIVISION IN 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 THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 92607114 TOGETHER WITH ITS UNDIVIDED PERCENTAGE 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 THE INSTRUMENT RECORDED AS DOCUMENT 92607113 FOR DRIVEWAYS, WALKWAYS, COMMON PARKING AND PARK AREAS AS CREATED BY DECLARATION OF COMMON EASEMENTS AND MAINTENANCE AGREEMENT DATED AUGUST 7, 1992 AND RECORDED AUGUST 14, 1992 AS DOCUMENT 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 P-38 AND STORAGE SPACE S-38, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORD.

COMMON ADDRESS OF REAL ESTATE: **6540 W Irving Park Road, Unit 508
Chicago, IL 60634**

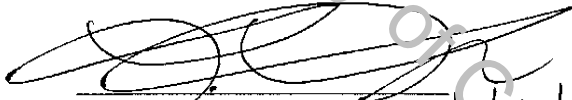
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STATE OF ~~ILLINOIS~~ WISCONSIN
) SS
COUNTY OF ~~COOK~~ WAUKESHA

I, the undersigned Notary, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **ANGELO JOSEPH CASINO, AS HEIR OF THE ESTATE OF JOSEPH CASINO**, is personally known to me to be the same person whose name is subscribed to the foregoing instrument, that it appeared before me this day in person and acknowledge that it signed, sealed and delivered said instrument as its free and voluntary act, for the uses and purposes therein forth.

GIVEN under my hand and official seal, this 25 day of July, 2017.


NOTARY PUBLIC Lorie L. Lindner



AFTER RECORDING MAIL TO:
Law Office of Eric Sdrenka
16N630 Oaks Lane
West Dundee, IL 60118

SEND SUBSEQUENT TAX BILLS TO:
Richard J. Magrady and Roberta L. Magrady
4575 N Meade
Chicago, IL 60630

DEED PREPARED BY: **KOLPAK, LERNER & GRCIC**
6767 N. Milwaukee Ave #202, Niles, IL 60714