

UNOFFICIAL COPY

Doc#. 2308629173 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/27/2023 12:51 PM Pg: 1 of 3

WARRANTY DEED

Dec ID 20230301670363
ST/CO Stamp 0-349-810-896 ST Tax \$180.00 CO Tax \$90.00

The Grantor, **Todd A. McInerney**, a married man,
of Murfreesboro, County of Rutherford,
in the State of Tennessee, for and in consideration
of TEN & NO/100 (\$10.00) Dollars, and other good and
Valuable consideration in hand paid, Conveys and
Warrants to the Grantees, **Brian Phillips and Elise Rand**
unmarried, of Chicago, County of Cook,
State of Illinois, the following described Real Estate
situated in Elmwood Park,
Cook County, Illinois;
to wit:

The above Space for Recorder's Use only

PLEASE SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO: 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
Real Estate; and general real estate taxes not due and payable at the time of Closing.

Permanent Real Estate Index Number: 12-36-427-043-1016

Address of the Property: 7410 W. North Ave., Unit 504, Elmwood Park, IL 60707

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

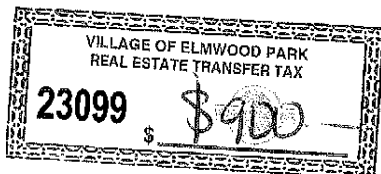
DATED: This 7th day of March 2023.

Todd A. McInerney

TODD A. MCINERNEY

Erin McNulty

ERIN MCNULTY *for purposes of
waiving homestead rights only



CT 236ND 27 2023

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CHICAGO TITLE
COMPANY

LEGAL DESCRIPTION

Order No 23GND272022OK

For APN/Parcel ID(s): 12-36-427-043-1016

PARCEL 1:

UNIT NUMBER 504 IN THE REGENCY CONDOMINIUM AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOTS 18, 19 & 20 IN BLOCK 8 IN FOREST VIEW GARDENS, BEING A SUBDIVISION OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, HEREINAFTER REFERRED TO AS PARCEL, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM EXECUTED BY PARKWAY BANK AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED SEPTEMBER 27, 1991 AND KNOWN AS TRUST NUMBER 10141 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON JULY 27, 1992 AS DOCUMENT NO. 92549821 TOGETHER WITH UNDIVIDED 3.60 PERCENT INTEREST IN SAID PARCEL.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF LIMITED COMMON ELEMENTS KNOWN AS PARKING SPACE # 6 AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 92549821.

Cook County Clerk's Office