

UNOFFICIAL COPY

98006552



98006552

WARRANTY DEED
Statutory (ILLINOIS) (General)

CAUTION: Consult a lawyer before using or acting under this form. Neither the printer nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR (NAME AND ADDRESS)

ANDREA RUSSO and LORENZA
RUSSO, husband and wife

6530 W. Irving Park Rd. (206)

DEPT-01 RECORDING \$23.50
T40009 TRAN 4055 10/08/98 14:57:00
\$8734 + RC *-98-906552
COOK COUNTY RECORDER

(The Above Space For Recorder's Use Only)

of the City of Cook of Chicago County
of Cook State of Illinois

for and in consideration of Five and 00/100 DOLLARS, and other consideration
in hand paid, CONVEY and WARRANT to

MARIA MANCINI
2514 N. Nordica
Chicago, IL

(NAME AND ADDRESS OF GRANTEE)

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:
(See reverse side for legal description.) hereby releasing and waiving all rights under and by virtue of the Homestead
Exemption Laws of the State of Illinois. SUBJECT TO: General taxes for 1997 and subsequent years and
covenants, conditions and restrictions of record.

98006552

Permanent Index Number (PIN): 13-18-409-034-1006

Address(es) of Real Estate: 6530 W. Irving Park Rd. (#206) Chicago, IL

DATED this 28th day of August 1998

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURE(S)

Andrea Russo
ANDREA RUSSO

(SEAL)

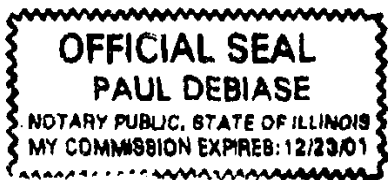
Lorenza Russo
LORENZA RUSSO

(SEAL)

(SEAL)

(SEAL)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for
said County, in the State aforesaid, DO HEREBY CERTIFY that



IMPRESS SEAL HERE

ANDREA & LORENZA RUSSO

personally known to me to be the same person whose name
subscribed to the foregoing instrument, appeared before me this day in person,
and acknowledged that h signed, sealed and delivered the said
instrument as 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 28th day of August 1998

Commission expires 19

This instrument was prepared by Paul DeBiase 5536 W. Montrose Ave., Chicago, IL
(NAME AND ADDRESS)

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Legal Description

of premises commonly known as _____

★ 9 9 7 6 9
 ★ 0 3 3 7 3 9 8
 ★
 ★

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX

DEPT. OF REVENUE
 OCT-6'98
 RB.11196





930.00

PARCEL 1: UNIT NO. 206 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 EASEMENTS 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-3 AND STORAGE SPACE NO. S-6, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, RECORDED AS DOCUMENT NUMBER 93337398.



8 3 7 2 2	 P.B. 10616	STATE OF ILLINOIS REAL ESTATE TRANSFER TAX SEP 30 '98 DEPT. OF REVENUE	2 2 7 7 1	1 2 4 0 0	Cook County REAL ESTATE TRANSACTION TAX REVENUE STAMP SEP 30 '98 P.B. 10949	 = 62.00
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SEND SUBSEQUENT TAX BILLS TO:

MAIL TO { <div style="border-left: 1px solid black; border-right: 1px solid black; padding: 5px; margin-left: 10px;"> Ansani + Ansani <small>(Name)</small> 1411 W. Peterson S.202 <small>(Address)</small> Park Ridge, IL 60068 <small>(City, State and Zip)</small> </div>	{ <div style="border-left: 1px solid black; border-right: 1px solid black; padding: 5px; margin-left: 10px;"> Mr. Mancini <small>(Name)</small> 6530 W. Irving Park Rd #206 <small>(Address)</small> Chicago, IL 60634 <small>(City, State and Zip)</small> </div>
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OR RECORDER'S OFFICE BOX NO. _____