

# UNOFFICIAL COPY

WARRANTY DEED  
Statutory (ILLINOIS)

THIS DOCUMENT PREPARED BY:

Vasili Liosatos  
Kovitz Shifrin Nesbit  
55 West Monroe, Ste. 2445  
Chicago, Illinois 60603

Doc#: 1919846100 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 07/17/2019 09:26 AM Pg: 1 of 3

Dec ID 20190601611071  
ST/CO Stamp 1-890-354-272 ST Tax \$86.00 CO Tax \$43.00

FOR RECORDER'S USE ONLY

ABOVE SPACE FOR RECORDER'S USE

THE GRANTOR(S), **Jagdambe International, LLC**, for and in consideration of Ten and No/100ths Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY and WARRANT to GRANTEE, **Hanover Homes, LLC**, an Illinois limited liability company, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

PIN: **06-36-313-043-020**

Address of Real Estate: **2290 Breezewood Terrace 02, Hanover Park, IL 60133**

TO HAVE AND TO HOLD together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

SUBJECT TO: General real estate taxes not due and payable at the time of closing; 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.



FIRST AMERICAN TITLE  
FILE # ~~29501799~~ 2960132



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## EXHIBIT A

### LEGAL DESCRIPTION

UNIT 2290-02, IN PEBBLEWOOD COURT CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 1 TO 12 (EXCEPT THE SOUTHWESTERLY 5 FEET OF LOTS 8, 9, 10, AND 11, AS MEASURED PERPENDICULARLY TO THE SOUTHWESTERLY LINE THEREOF TAKEN FOR ROAD PURPOSES), IN J.R. WILLENS HANOVER TERRACE APARTMENTS ASSESSMENT PLAT, A SUBDIVISION OF (EXCEPT THE WESTERLY 20 FEET OF THE SOUTHERLY 200 FEET) OUTLOT A AND LOTS 1 TO 11 IN HANOVER PARK TERRACE, A SUBDIVISION OF PART OF SECTIONS 35 AND 36, TOWNSHIP 41 NORTH, RANGE 9 EAST, TOGETHER WITH A STRIP OF LAND 121 FEET WIDE LYING EASTERLY AND ADJOINING SAID OUTLOT A AND LOT 11 IN SECTION 36, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH PLAT OF SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED JANUARY 29, 2007 AS DOCUMENT 0702906027, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

NOTE: FOR INFORMATIONAL PURPOSES ONLY, THE LAND IS KNOWN AS:

2290 Breezewood Terrace 02  
HANOVER PARK, IL 60133

#### MAIL AFTER RECORDING TO:

C/O Charlie Clarke  
Hanover Homes, LLC  
806 Greenwood Street  
Evanston, IL 60201

#### MAIL TAX BILLS TO:

C/O Charlie Clarke  
Hanover Homes, LLC  
806 Greenwood Street  
Evanston, IL 60201