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GENERAL WARRANTY DEED

Doc# 2031210117 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 11/09/2020 02:43 PM PG: 1 OF 3

Abilash A. Panikulangara,
~~divorced and not since remarried~~, and
Anne M. Panikulangara (formerly
known as Anne M. Verghese),
~~divorced and not since remarried~~,
(collectively, "Grantors"),** 1668
Dogwood Lane, Hanover Park,
Illinois 60133, for good and
valuable consideration in hand paid,
CONVEY AND WARRANT to:

Cecilia ~~De Vera~~ Navarro, 7705 West Marwood Avenue, Apt. 3N, Elmwood Park, Illinois 60707,
*AND RAYMOND U. NAVARRO, WIFE AND HUSBAND AS TENANTS BY THE ENTIRETY
the following described Real Estate situated in the County of Cook, State of Illinois:

** MARRIED TO EACH OTHER.

See Attached Legal Description

Property Address: 1668 Dogwood Lane, Hanover Park, Illinois 60133
Permanent Index Number: 06-36-410-064-0000

SUBJECT TO: General real estate taxes not due and payable at the time of Closing;
covenants, conditions and restrictions of record; building lines and easements.

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

IN WITNESS WHEREOF, the undersigned have executed this General Warranty Deed
on August 17, 2020.

x Abilash A. Panikulangara
Abilash A. Panikulangara

x Anne M. Panikulangara
Anne M. Panikulangara (formerly known as
Anne M. Verghese)

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P 3
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Parcel 1:

Lot 13-1 in Church Street Station Subdivision in the Southeast 1/4 of the Southeast 1/4 of Section 36, Township 41 North, Range 9 East of the Third Principal Meridian, according to the Plat thereof recorded September 27, 2005 as Document 0527039099 in Cook County, Illinois.

Parcel 2:

Permanent Non-Exclusive access Easement over Lot 26 for ingress and egress for the benefit of Parcel 1 as created by Plat of Church Street Station Subdivision recorded as Document Number 0527039099.

Parcel 3:

Non-Exclusive Easement for the benefit of Parcel 1 as created by agreement of easements, covenants, conditions and restrictions dated as of September 2, 2004 and recorded September 3, 2004 as Document 0424741026 for the purpose of access, Storm Sewer System, Stormwater Management, Stormwater Drainage, temporary construction and signage as more fully described in Sections 2, 3, 4 and 6 in said Document.

Parcel 4:

Non-exclusive easement for the benefit of Parcel 1 as created by declaration of covenants, conditions, easements and restrictions for the Church Street Stations Owners Association dated February 28, 2006 and recorded March 13, 2006 as Document 0607248057 for the purpose of access in and to the common area and easement of ingress and egress over and upon the common area and any other parcel for any and all purposes arising out of the construction, installation, repair, maintenance, replacement and inspection of utilities servicing such lot.