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THIS DOCUMENT WAS PREPARED

BY: Fawzy + Nancy
852 N. Merrill St. Park Ridge

AFTER RECORDING RETURN TO

Fawzy + Nancy Ibrahim
852 N. Merrill St.
Park Ridge, IL 60068



2120112051

Doc# 2120112051 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/20/2021 12:22 PM PG: 1 OF 4

[The above space for recording purposes]

RIGHT-OF-WAY/EASEMENT ENCROACHMENT AGREEMENT

RE: Proposed Public Right-of-Way use for (brick paver/decorative concrete/lawn sprinkler heads / structures for sewer maintenance, flood control and improvement of stormwater drainage).

Owner, FAWZY + FAWZY and Nancy W. FAWZY, ("OWNER") represent that we are the legal owners of real property commonly known as:

852 N. Merrill St., Park Ridge, Illinois 60068.
(insert property address)

PIN(S): 09-25-121-061-000 (the "Property").

(A survey of the Property, containing its legal description, is attached and made a part hereof as "EXHIBIT A")

Owner is undertaking the following Project at the Property that will encroach on the public right-of-way or an easement:

Project: Lawn sprinkler heads in Public right-of-way

Owner assumes any and all risks associated with its construction of the driveway in the public right-of-way at the Property out of brick paver/decorative concrete/embossed or colored asphalt, and further assumes full responsibility to maintain, repair, and replace said driveway, if necessary, in the event of any damage by the City of Park Ridge (the "City") or other public agencies, or due to normal wear and tear.

Owner understands that the City will allow the construction of a lawn sprinkler heads, or other structures for sewer maintenance, flood control and improvement of stormwater drainage encroaching upon an easement only upon the written permission of all utilities affected by said construction.

Owner also understands that any lawn sprinkler heads or other structures for sewer maintenance, flood control and improvement of stormwater drainage placed upon the public right-of-way will be allowed by the City at Owner's risk, and Owner is responsible to maintain, repair, and replace if necessary, in the event of any damage by the City or other public agencies, or due to normal wear and tear.

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Owner covenants and agrees that all construction related to the Project will be performed in accordance with all applicable Codes and regulations of the City of Park Ridge.

Owner, in consideration of the City's allowing it to utilize the public right-of-way abutting the Property and/or easement encroachment for the aforesaid purposes, covenants and agrees to defend, indemnify and hold the City and its elected and appointed officials and officers, employees, agents and representatives harmless from and against any and all injuries, claims, demands, judgments, damages, losses and expenses, including reasonable attorney's fees and costs of suit or defense, arising out of, resulting from or alleged to arise out of or result from the aforesaid uses in the public right-of-way and/or easement encroachment and/or any acts or omissions by the Owner, its contractors, subcontractors, agents or employees in constructing, maintaining, or in any way related to Owner's use of the public right-of-way abutting the Property and/or easement encroachment.

Owner understands that the terms and conditions contained herein apply uniquely to the public right-of-way abutting the Property and the easements on or about the Property, and it is the intent of Owner and the City to have the terms and conditions of this instrument run with the land and be binding upon subsequent purchasers.

This document shall be notarized and recorded with the Cook County Recorder of Deeds.

NOTE: ALL OWNERS MUST SIGN

Mary Fawcett Trust
Owner Signature

Mary W Fawcett
Owner Signature (if more than one)

Date: 7/15/2021

Date: 7/15/2021

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NOTARY:
STATE OF ILLINOIS, COUNTY OF COOK) SS

I, MARY E. GOLDEN, a Notary Public in and for the County and State aforesaid, do hereby certify that Nancy Fawzy & Fawzy I. Fawzy, is/are personally known to me to be the same person(s) whose name(s) is/are here subscribed to the foregoing instrument, and appeared before me this day in person and acknowledged that he/she/they signed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes therein set forth. Given under my hand and notarial seal this 15th day of July, 2021.

Notary Signature: Mary E. Golden

[SEAL]

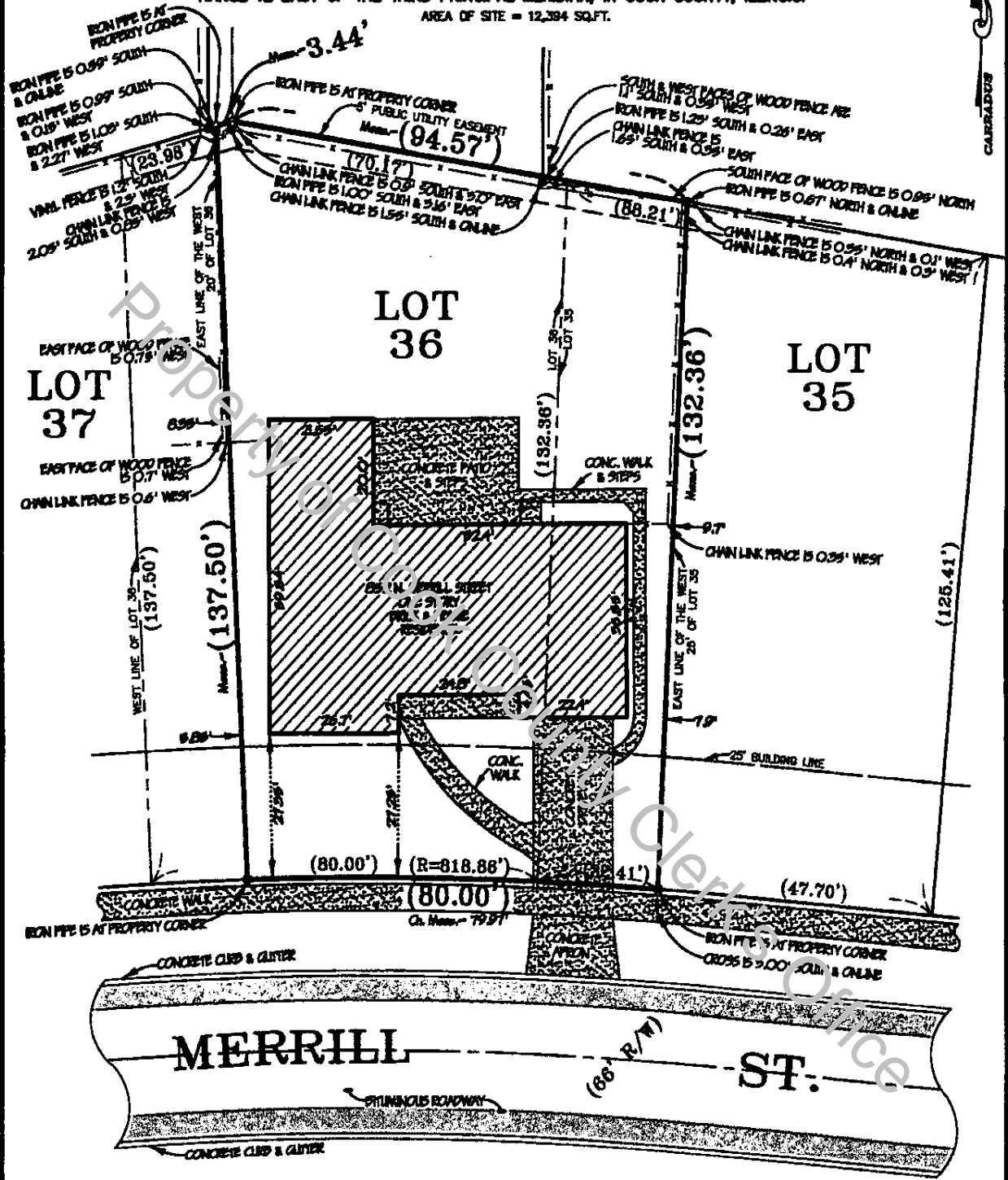


UNOFFICIAL SURVEY

- SURVEY LEGEND**
- Monumentation Found
 - Monumentation Set (PLS 35-2581)
 - (R) Record Dimension
 - Fence Line

THE WEST 25 FEET OF LOT 35 (AS MEASURED ON A LINE PERPENDICULAR TO THE WEST LINE OF LOT 35) AND LOT 36 (EXCEPT THE WESTERLY 20 FEET THEREOF AS MEASURED ON A LINE PERPENDICULAR TO THE WEST LINE OF LOT 35) IN BLOCK 5 IN MICHAEL JOHN TERRACE UNIT NUMBER 2, BEING A SUBDIVISION OF PART OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

AREA OF SITE = 12,384 SQ.FT.



ANGLE ON THE SOUTHWEST CORNER OF THE SITE TO THE CHORD IS 93°57'39"

ANGLE ON THE SOUTHEAST CORNER OF THE SITE TO THE CHORD IS 91°18'13"



NOTES

- All distances shown herein are in feet and decimal parts thereof corrected to 68° F. Distances shown along curved lines are Arc Measurements unless otherwise noted.
- Compare the Legal Description, Building Lines, and Easements as shown herein with your Best Title Insurance Policy or Title Commitment.
- Consult local authorities for additional setbacks and restrictions not shown herein.
- Compare all survey points and report any discrepancies immediately.
- Consult utility companies and municipalities prior to the start of any construction.
- Dimensions to and along buildings are exterior foundation measurements.
- Do Not Assume distances from scaled measurements made herein.

STATE OF ILLINOIS) 88
COUNTY OF DU PAGE)

THIS IS TO CERTIFY THAT ALLEN D. CARRADUS, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF ILLINOIS, HAVE SURVEYED THE PROPERTY AS DESCRIBED HEREON AND THAT THE ANNEXED PLAT IS A CORRECT AND TRUE REPRESENTATION THEREOF, AND THAT THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS SURVEYING STANDARDS FOR A BOUNDARY SURVEY.

DRAWN AND SEALED AT CAROL STREAM, ILLINOIS THIS 1st DAY OF October, A.D. 2020.
BY Allen D. Carradus, ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 35-2581.
MY LICENSE EXPIRES NOVEMBER 30, 2022.

CARRADUS LAND SURVEY, INC.

Residential & Commercial Land Surveying Services
191 S. Gary Avenue, Suite 180, Carol Stream, Illinois, 60188
(630) 588-0418 (Fax) 633-7682 carradus_survey@yahoo.com

PREPARED FOR: **GUZALDO LAW OFFICES**
DATE: 10/01/20 1 = 20' 402-88 33754