

UNOFFICIAL COPY

Doc#: 2208206029 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/23/2022 06:34 AM Pg: 1 of 3

Dec ID 20220301652688
ST/CO Stamp 0-709-258-640 ST Tax \$350.00 CO Tax \$175.00

**Fidelity National Title
Insurance Co.
WARRANTY DEED
ILLINOIS STATUTARY
Tenants by the Entirety**

FIDELITY NATIONAL TITLE
]SC22004763

THE GRANTOR(S) Prakash Chhatwani and Rajkumari Chhatwani **husband and wife** of 665 N Hundley Street, of Hoffman Estates, IL 60169 County of Cook, State of Illinois for and in consideration of TEN (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Saravanakumar Nagarajanayudu and Um. Maheswari Sekar, husband and wife of 1096 Colony Lake, Schaumburg, IL 60194 of the County of Cook, State of Illinois, not as JOINT TENANTS or TENANTS IN COMMON BUT AS TENANTS IN ENTIRETY, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois to wit:

For legal Description See Exhibit "A" Attached Hereto And Made A Part Hereof

SUBJECT TO: (1) General real estate taxes not yet due and payable at the time of closing for the year 2021 and Subsequent years.(2) AND SUBJECT TO : Covenants, conditions and restrictions of record, Building lines and Easements, ,if any, so long as they do not interfere with the current use and enjoyment of the property

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

TO HAVE AND TO HOLD said premises not as Joint Tenant or Tenants in Common BUT AS TENANTS BY THE ENTIRETY..

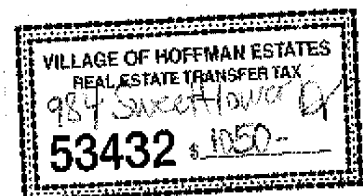
Permanent Real Estate Index Number(s): 07-17-111-018-0000

Address(es) of Real Estate: 984 Sweetflower Drive, Hoffman Estates, IL 60169

Dated this 17th day of March, 2022

Prakash Chhatwani
Prakash Chhatwani

Rajkumari Chhatwani
Rajkumari Chhatwani



REAL ESTATE TRANSFER TAX

21-Mar-2022



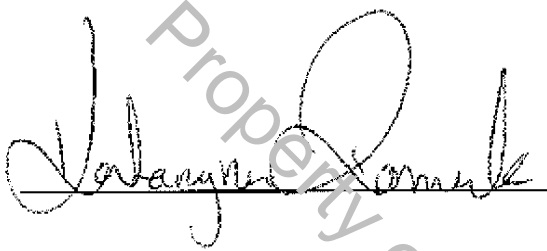
COUNTY:	175.00
ILLINOIS:	350.00
TOTAL:	525.00

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STATE OF ILLINOIS _____ SS
 COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Prakash Chhatwani and Rajkumari Chhatwani, husband and wife personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 17 day of March, 2022.

 (Notary Public)

**Prepared by:**

American Law Offices
 1625 W. Colonial Parkway
 Inverness, IL 60067

Mail to:

Thomas A Donnel Jr.
 Attorney at Law
 1250 South Grove Ave., Suite 300
 Barrington, Illinois 60010
 Phone: 847-382-1427

Name and Address of Taxpayer:

Saravanakumar Nagarajanayudu and
 Uma Maheswari Sekar
 984 Sweetflower Drive
 Hoffman Estates, IL 60169

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Exhibit "A" – Legal Description

PARCEL 1:

AREA 8, SUB-AREA B IN CASEY FARMS UNIT TWO SUBDIVISION, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS OVER OUTLOTS 'C', 'D', 'B' AND 'F' IN CASEY FARMS UNIT TWO SUBDIVISION AFORESAID, AS DEFINED AND SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS OF FOR THE VILLAS OF CASEY FARMS DATED OCTOBER 17, 1990 AND RECORDED OCTOBER 31, 1990 AS DOCUMENT 90532380.

PIN: 07-17-111-018-0000

Property Commonly Known as: 984 Sweetflower Dr
Hoffman Estates, IL 60169