

# UNOFFICIAL COPY

## WARRANTY DEED

**ILLINOIS STATUTORY**  
**Individual to Individual**

Doc#: 2202449042 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 01/24/2022 09:50 AM Pg: 1 of 5

Dec ID 20211101642454  
ST/CO Stamp 0-446-141-072 ST Tax \$215.00 CO Tax \$107.50

GRANTOR(S): **ALEKSANDER IDZIKOWSKI**, a married man, of the City of Fort Myers, County of Lee, State of Florida, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to **IHOR SESHKO**, a married man, of 3445 Sorrel Drive, Northbrook, Illinois 60062, all interest in the following described Real Estate situated in County of DuPage, in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

**PIN: 09-34-102-045-1035(Affects Unit 2/1E)**  
**PIN: 09-34-102-045-1488(Affects Garage Unit 2/2-10)**  
**ADDRESS: 2400 Archbury Ln., Unit 1E, Park Ridge, Illinois, 60068**

**SUBJECT TO:** (1) General real estate taxes not due and payable at the time of closing.  
(2) Covenants, conditions, and restrictions of record.  
(3) Building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

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 real estate forever.

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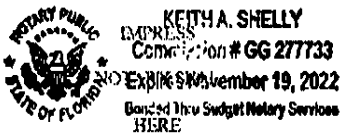
DATED this 12 day of November, 2021.

  
ALEKSANDER IDZIKOWSKI

  
ALICJA IDZIKOWSKI  
(signing solely for the purpose of Waiving Right of Homestead)

STATE OF FLORIDA )  
) SS  
COUNTY OF Lee

I, the undersigned, a notary public, in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that ALEKSANDER IDZIKOWSKI and ALICJA IDZIKOWSKI, husband and wife, personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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  
as Notary Public this 12 day of November, 2021.

  
NOTARY PUBLIC

Name and Address of Preparer:  
Agnes Pogorzelski, Esq.  
Agnes Pogorzelski & Associates, P.C.  
7443 W. Irving Park Road, Suite 1W  
Chicago, Illinois 60634

MAIL TO:

IMOR SESMKO  
3445 SORREL DR  
NORTHBROOK, IL 60062

SEND SUBSEQUENT TAX BILLS TO:

IMOR SESMKO  
3445 SORREL DR  
NORTHBROOK, IL 60062



# CITY OF PARK RIDGE FINAL PAYMENT CERTIFICATE

505 Butler Pk, Park Ridge, Illinois 60068  
p: (847) 318-5222 | [transferstamp@parkridge.us](mailto:transferstamp@parkridge.us) | [WWW.PARKRIDGE.US](http://WWW.PARKRIDGE.US)

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Certificate # 21-001344

Pin(s)

09-34-102-045-1035  
09-34-102-045-1488

Address

2400 ARCHBURY LN UNIT 1E

*This certificate acts as a receipt that the above-mentioned party  
has complied with City of Park Ridge Ordinance 2020-44*

Property Transfer Tax

\$430.00

Date

12/07/2021



X *Joseph C. Gilmore*

Joseph C. Gilmore  
City Manager

Office of Cook County Clerk's Office

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Property of Cook County Clerk's Office

		COUNTY:	107.50
		ILLINOIS:	215.00
		TOTAL:	322.50
09-34-102-045-1035	20211101642454	0-446-141-072	

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## EXHIBIT A

UNIT NUMBER 2/1-E AND GARAGE UNIT NUMBER 2/Z-10 IN BRISTOL COURT CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREIN REFERRED TO AS "PARCEL"):

**PARCEL 1:**

ALL OF LOT "A" IN SELLERGREN'S BRISTOL COURT, BEING A SUBDIVISION OF PARTS OF LOT 8 AND 10 IN THE OWNER'S PARTITION OF LOTS 30, 31, 32 AND 33 IN THE COUNTY CLERK'S DIVISION OF THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 10, 1966 AS DOCUMENT NUMBER 19852990; ALSO:

**PARCEL 2:**

ALL OF FIRST ADDITION TO SELLERGREN'S BRISTOL COURT, BEING A SUBDIVISION OF LOT 5 (INCLUDING THAT PART THEREOF FALLING IN LOT 1 OF DECANINI RESUBDIVISION AS RECORDED ON NOVEMBER 7, 1963 AS DOCUMENT NUMBER 189649430) AND LOT 7, EXCEPT THE WEST 327.60 FEET THEREOF, IN OWNERS PARTITION OF LOTS 30, 31, 32 AND 33 OF COUNTY CLERK'S DIVISION OF THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN;

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 22699774, AND AS AMENDED BY DOCUMENT NUMBER 24394152, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

**PIN AND PROPERTY ADDRESS FOR INFORMATIONAL PURPOSES ONLY:**

09-34-102-045-1035 (Affects Unit 2/1-E)  
09-34-102-045-1488 (Affects Garage Unit 2/Z-10)  
2400 Archbury Ln, Unit 1E, Park Ridge, IL 60068