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Doc#. 2223019182 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/18/2022 03:41 PM Pg: 1 of 3

WARRANTY DEED

This instrument was prepared by:

Nazar Kashuba, Esq.
HT Law LLC
444 North Wabash Ave, #210
Chicago, Illinois 60611
Tel: (312) 957-8991

Dec ID 20220801612663
ST/CO Stamp 1-991-193-168 ST Tax \$900.00 CO Tax \$450.00

THE GRANTOR(S), **5 WINDSOR LLC**, a limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to do business in the State of Illinois, for and in consideration of **TEN (10) DOLLARS** and other good and valuable consideration, receipt whereof is hereby acknowledged, does hereby **CONVEYS** and **WARRANTS** to THE GRANTEE, **MAGDALENA IGNACIUK** and **PRZEMYSŁAW IGNACIUK**, wife and husband, as tenants by the entirety, of the County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:


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

Property Index Number(s): 01-26-101-017-0003;
Address of Real Estate: 5 Windsor Ct, South Barrington, IL 60010.

SUBJECT TO: the general real estate taxes for the year of 2022 and subsequent years; building lines and use or occupancy restrictions, covenants, conditions and restrictions of record; easements for public utilities; acts of the Grantee.

DATED this 15th day of August 2022.

5 Windsor LLC
an Illinois limited liability company

By: 
Valery Kichatay, Its Manager

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that **Valery Kichatay** personally known to me to be the Manager of **5 Windsor LLC** ("Company"), and personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as the only Manager of the Company he signed and delivered the said instrument and caused the corporate seal of said limited liability company to be affixed thereto, pursuant to authority given by the operating agreement of said limited liability company, as his free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 15th day of August 2022.



Notary Public



AFTER RECORDING, MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Przemyslaw + Magdalena Ignaciuk

Przemyslaw + Magdalena

5 Windsor Court

5 Windsor Court

Ignaciuk

South Barrington, IL 60010

South Barrington, IL 60010

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EXHIBIT "A"
LEGAL DESCRIPTION

LOT 13 IN SOUTH BARRINGTON ESTATES, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 23 AND PART OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 26 TOWNSHIP 42 NORTH, RANGE, 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office