

# UNOFFICIAL COPY



Doc#: 1316222036 Fee: \$44.00  
RHSP Fee: \$10.00 Affidavit Fee:  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/11/2013 01:59 PM Pg: 1 of 4

**This Instrument Prepared By,  
and After Recording,  
Please Mail To:**  
Debra Anthony, Attorney  
111 South Adams Street  
Hinsdale, IL 60521

## TRANSFER ON DEATH INSTRUMENT

I, Robert Sherman, a married person, of the La Grange, County of Cook, State of Illinois, being of sound mind and disposing memory, do hereby revoke all prior Transfer on Death Instruments for the below described residential real estate, and make, declare and publish this Transfer on Death Instrument after being first duly sworn. I depose and state as follows:

That I am a joint owner with my spouse, Joni Sherman of residential real estate under a duly recorded Tenancy by the Entirety Deed recorded on the 22nd day of September, 2003, as Document Number 0326549136 in the deed records office of the County of Cook, State of Illinois, to-wit:

Lot 16 in Block 6 in H.O. Stone and Co's Brainard Park, being a subdivision of the west 1/2 of the west 1/2 of the northwest 1/4 and the west 1/2 of the northwest 1/4 of the southwest 1/4 of Section 9, Township 38, Range 12 East of the third Principal Meridian, in Cook County, Illinois.

Permanent Index Number: 18-09-116-009

Commonly Known As: 735 South Brainard, La Grange, Illinois 60525

That pursuant to 755 ILCS 27/70, a joint owner of an interest in residential real estate, including a tenant by the entirety, may transfer such residential real estate by a transfer on death instrument; that this transfer on death instrument is a non-testamentary instrument; that this transfer on death instrument is revocable; and that this transfer does not become effective until the time of my death if I am the last to die of all joint owners of the residential real estate.

That upon my death, provided I am the last to die of all joint owners of the above described residential real estate, title to and ownership of the residential real estate described above shall vest in the then acting trustee of the Robert W. Sherman TRUST dated June 6, 2013 (the "Robert Sherman Trust"). If the Robert Sherman Trust is not in existence at my death, then at my death title to and ownership of the residential real estate described above shall vest, in shares of equal value, in such of my children who survive me, provided that if a child of mine does not survive me but a descendant of the deceased child survives me, the share that would have vested in the deceased child, if living, shall vest in the deceased child's descendants, *per stirpes*, who survive me.

If my spouse and I die simultaneously or under circumstances that the order of our deaths cannot be determined, my spouse shall be deemed to have survived me.

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If any interest in the above described residential real estate becomes transferable to a person who is a minor, the transfer shall be made for the benefit of that person to his or her legal guardian, if any, otherwise to a parent, if living, or if none living, to his or her nearest living adult kindred, as custodian for the minor under the Illinois Uniform Transfers to Minors Act until that person attains the age of twenty-one (21).

DATED this 6 day of June 2013.

Robert W. Sherman  
Robert Sherman

We, the attesting witnesses, on oath state that each of us was present on June 6, 2013, 2013; that in the presence of the witnesses, Robert Sherman (the "Transferor") signed this transfer on death instrument in our presence as the Transferor's free and voluntary act; that we, the witnesses, signed this transfer on death instrument in the presence of the Transferor and in the presence of each other; that we, the witnesses, believed the Transferor to be of sound mind and memory at the time of signing, and to the best knowledge of each of the witnesses, to be at least eighteen (18) years of age on the date the instrument was signed.

Witnesses

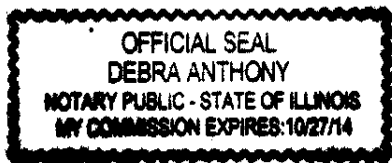
Brian Murray  
(Signature)  
David J. Stormant  
(Signature)  
Jeremy Vrtic  
(Signature)

Brian Murray  
(Print Name)  
David J. Stormant  
(Print Name)  
Jeremy Vrtic  
(Print Name)

State of Illinois )  
County of Cook ) SS.

I, the undersigned a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above named individuals, personally known to me to be the same persons whose names 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.

GIVEN under my hand and Notarial Seal this 6<sup>th</sup> day of June 2013.



Debra Anthony  
Notary Public

Exempt under provisions of Paragraph e Section 31-45, Property Tax Code.

6/6/2013

Robert W. Sherman

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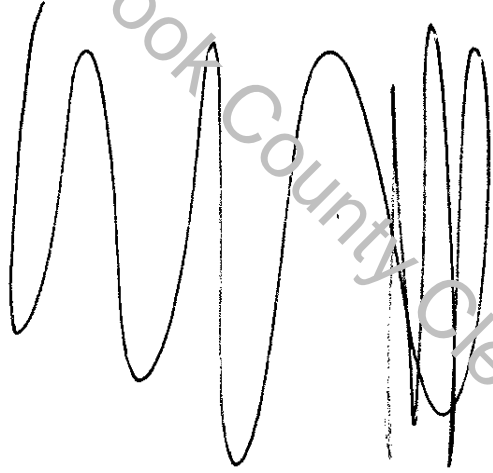
SEND SUBSEQUENT TAX BILLS TO:

Robert and Joni Sherman

735 South Brainard

La Grange, Illinois 60525

Property of Cook County Clerk's Office

A handwritten signature in black ink, consisting of several large, sweeping loops and a vertical line at the end, is written over the diagonal watermark text.

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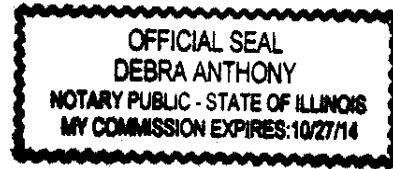
## STATEMENT BY GRANTOR AND GRANTEE

The **grantor** or his agent affirms that, to the best of his knowledge, the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated June 6, 2013

Signature: Robert M. Sherman  
Grantor or Agent

Subscribed and sworn to before me  
By the said Robert Sherman  
This 6<sup>th</sup> day of June, 2013  
Notary Public Debra Anthony

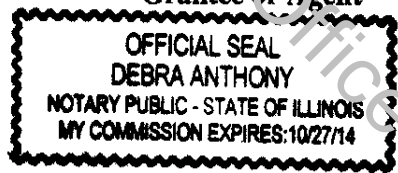


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date June 6, 2013

Signature: Robert M. Sherman  
Grantee or Agent

Subscribed and sworn to before me  
By the said Robert Sherman  
This 6<sup>th</sup> day of June, 2013  
Notary Public Debra Anthony



**Note:** Any person who knowingly submits a false statement concerning the identity of a **Grantee** shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to **deed** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)