

UNOFFICIAL COPY

TRANSFER ON DEATH INSTRUMENT

This instrument was prepared by:

LaRose & Bosco, Ltd.
200 N. LaSalle
Suite 2810
Chicago, IL 60601



Doc#: 1334444091 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/10/2013 03:59 PM Pg: 1 of 2

THIS TRANSFER ON DEATH INSTRUMENT, made this ___ day of November, 2013 by Jennifer Peters, a single woman, and Phillip E. Smith, a single man, of the City of Chicago, County of Cook, and the State Of Illinois, being of sound mind and disposing Memory, do hereby make, declare and Publish this Transfer on Death Instrument Stating as follows:

That we are the sole Owners of residential real estate, which we acquired title to as tenants in common under a duly recorded Warranty Deed dated May 31st, 2013 and recorded on July 12, 2013, as document number 1319326001 in the County of Cook, State of Illinois. The residential real estate is legally described as:

Lot 93 in George Lill's Subdivision of Block 15 of Snow Estate Subdivision in the Northwest ¼ of Section 30, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County Illinois

c/k/a: 3019 N. Leavitt Strett, Chicago, IL 60618

Permanent Identification Number: 14-30-110-017-0000

That under 755 ILCS 27/1 et. seq., the owner of a property may transfer residential real estate by a transfer on death instrument; as such, this transfer does not become effective until and at the time of the death of the first to die of the Phillip E. Smith and Jennifer Peters. We hereby waive and release all rights under the homestead exemption laws of the State of Illinois.

Upon the death of the first to die of Phillip E. Smith of Chicago, Illinois and Jennifer Peters of Chicago, Illinois, we hereby convey and transfer the residential real estate listed above to:

The survivor of Phillip E. Smith and Jennifer Peters, of Chicago, Illinois.

IN WITNESS WHEREOF, said Owners have executed this Transfer on Death Instrument on the date first written above

By: 
Phillip E. Smith

By: 
Jennifer Peters

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We, the undersigned witnesses, hereby certify that the above Transfer on Death Instrument was on the date thereof signed and declared by the Owners as their Transfer on Death Instrument in our presence and that we, at their request and in their presence and in the presence of each other, have signed our names as witnesses thereto, believing to best of our knowledge that the owner executed the Transfer on Death Instrument as their own free and voluntary act, and that at the time of the execution we believed the Owners to be of sound mind and memory.

[Signature]
Witness Signature

ANDREW SPERRY
Printed Name

120 Elmwood St.
Street Address

Park Ridge, IL 60068
City, State, zip code

[Signature]
Witness Signature

Nancy McDonald
Printed Name

213 W. Lincoln
Street Address

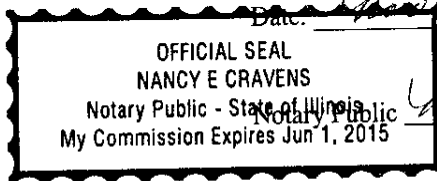
Peotone, IL 60468
City, state, zip code

STATE of ILLINOIS }
COUNTY of Cook } SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the persons whose names are subscribed to this deed are personally known to me to be Phillip E. Smith and Jennifer Peters and that they and the above-named witnesses appeared before me this day in person and severally acknowledged that they signed and delivered this deed in writing and caused their signatures to be affixed thereto pursuant to authority given by the aforesaid trust agreement as their free and voluntary act for the uses and purposes set forth therein.

Given under my hand and Notary Seal,

Date: April 19, 2013



[Signature]

Exempt under provisions of Paragraph E, Section 4, Real Estate Transfer Tax Act.

MAIL RECORDED DOCUMENT TO:
Andrew D. Bell
LaRose & Bosco, Ltd.
200 North LaSalle, Suite 2810
Chicago, IL 60601

MAIL SUBSEQUENT TAX BILLS TO:
Phillip Smith and Jennifer Peters
3019 N. Leavitt Street
Chicago, IL 60618