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**TRANSFER ON DEATH
INSTRUMENT**
per
**Illinois Residential Real Property
Transfer on Death Instrument Act**
755 ILCS 27/1, et. seq.

Prepared by & Mail Instrument To:

Mario Correa, Esq.
3010 W. Diversey
Chicago, IL 60647

Taxpayer:

Daniel Landeros
Angelina Navarro
3539 W. Belmont Ave.
Chicago, IL 60618



1515616038

Doc#: 1515616038 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/05/2015 02:40 PM Pg: 1 of 3

THE OWNERS, **DANIEL LANDEROS and ANGELINA NAVARRO** (collectively the "OWNERS"), married to each other, and both of Chicago, Illinois for and in consideration of TEN DOLLARS, and other good and valuable consideration in hand paid, and pursuant to the Illinois Residential Real Property Transfer on Death Instrument Act, 755 ILCS 27/1, et. seq. (the "Act"), hereby TRANSFER UPON THE DEATH OF THE SURVIVOR OF THE OWNERS the Real Estate (defined below) to the then acting trustee of the **DANIEL LANDEROS REVOCABLE TRUST dated 5-21-2015** if DANIEL LANDEROS survives ANGELINA NAVARRO, and if DANIEL LANDEROS fails to survive ANGELINA NAVARRO, or if the order of deaths cannot be determined, then the Real Estate shall be transferred upon death to the then acting trustee of the **ANGELINA NAVARRO REVOCABLE TRUST dated 5-21-2015**; the Real Estate, referenced above and the subject of this transfer on death, is located in Cook County and described as follows:

LEGAL DESCRIPTION- SEE ATTACHED

PIN: 13-23-332-012 -0000

ADDRESS: 3225 N. MONTICELLO AVENUE, CHICAGO, IL 60618

This Transfer on Death may be revoked by us jointly or the survivor of us by filing a written revocation in compliance with 755 ILCS 27/55.

DATED this 21 day of MAY, 2015.

Daniel Landeros (SEAL)
DANIEL LANDEROS

Angelina Navarro (SEAL)
ANGELINA NAVARRO

CCRD REVIEWER

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ATTESTATION

The Owners DANIEL LANDEROS and ANGELINA NAVARRO, signed this Transfer on Death Instrument in our presence on the date it bears as each Owners' free and voluntary act, and that at the time of the Owners' execution we believed each Owner to be of sound mind and memory.

Witnesses

Addresses

Elaine Fouca residing at 3010 W. Diversen
Chicago, Ill. 60647

[Signature] residing at 2730 N. Albany Ave
Chgo Il 60647

[Signature] residing at 3010 W Diversen
Chicago IL 60647

STATE OF ILLINOIS, COUNTY OF COOK) ss.

The foregoing instrument was Subscribed, sworn to and acknowledge before me by DANIEL LANDEROS and ANGELINA NAVARRO as the Owners, and the subscribed and sworn to

before me by Elaine Rivera, Erin Jones, and

Erin Jones, witnesses, this 21st day of May, 2015.

[Signature]
Notary Public

COUNTY - ILLINOIS TRANSFER STAMP EXEMPT UNDER PROVISIONS OF PAR. E SECTION 31- 45, REAL ESTATE TRANSFER TAX LAW, 35 ILCS 200/31-45.
DATE: <u>5-21-2015</u>
<u>[Signature]</u> Buyer, Seller or Representative

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LEGAL DESCRIPTION

LOT 29 IN BLOCK 1 IN BELMONT NORTH CENTRAL PARK ADDITION, BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 13-23-332-012-0000

ADDRESS: 3225 N. MONTICELLO AVENUE, CHICAGO, IL 60618

Property of Cook County Clerk's Office