

UNOFFICIAL COPY

TRANSFER ON DEATH INSTRUMENT

OWNERS NAME AND ADDRESS AND TAXES TO:

James & Kathleen Nakutis
13112 Fairway Drive
Crestwood, IL 60445

BENEFICIARY'S NAME AND ADDRESS:

Michael V. Trafficanta, Jr., 15337 Arroya Drive, Oak
Forest, IL 60452

Nicolas R. Trafficanta, 4914 W. 143rd Place, Midlothian,
IL 60445

Neal C. Trafficanta, 6855 Forest View Drive, #3B, Oak
Forest, IL 60452

Ryan A. Nakutis, 12445 Prairie Drive, Homer Glen, IL
60491

Kimberly R. Nakutis, 12445 Prairie Drive, Homer Glen,
IL 60491



Doc#: 1605746085 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/26/2016 10:48 AM Pg: 1 of 4

THIS TRANSFER ON DEATH INSTRUMENT made this 10th day of February, A.D. 2016, by James A. Nakutis and Kathleen A. Nakutis, of the Village of Crestwood, County of Cook and State of Illinois, (herein "Owners") being the sole Owners of the following legally described residential real estate located in Cook County, Illinois.

Legal Description – (Schedule of Real Estate Attached)

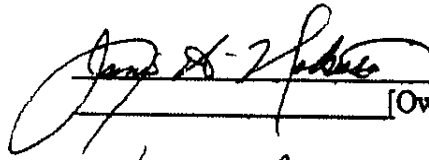
Property Address: 13112 Fairway Drive, Crestwood, Illinois 60445
Parcel Identification Number: 24-33-312-017

The Owners being of competent mind and capacity, and waiving and releasing all rights under the homestead exemption laws of the State of Illinois, hereby conveys and transfers, effective on the death of the Owner last to die, the above described residential real estate, to:


Michael V. Trafficanta (nephew)
Nicolas R. Trafficanta (nephew)
Neal C. Trafficanta (nephew)
Ryan A. Nakutis (nephew)
Kimberly R. Nakutis (niece)

IN WITNESS WHEREOF, the said Owners have hereunto set their hands and seals the day and year first above written.

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 (Seal)

[Owner's Name]

 (Seal)

[Owner's Name]

Property of Cook County Clerk's Office

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STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

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 the best of our knowledge that the Owners were at the time of signing of sound mind and memory, and under no undue influence.

[Signature]
WITNESS [Name]

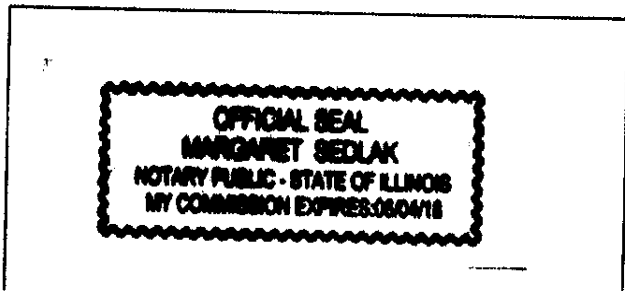
700 N. Larrabee 1614
CHICAGO IL 60654 [Address]

[Signature]
WITNESS [Name]

115220 JACKSON ST.
Burr Ridge IL 60527 [Address]

STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY THAT Owner(s) and witnesses personally known to me to be the same person(s) whose name(s) 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 10th day of February, 2016.

Margaret Sedlak
Notary Public

My commission expires on 06/04/2018

PREPARED BY and
RETURN TO:

Gerald D. Zansitis, Esq.
8944 Fernwood Court
Orland Park, IL 60462

EXEMPT UNDER PROVISIONS OF PARAGRAPH E
SECTION 31-45, REAL ESTATE TRANSFER TAX ACT

2/10/16
Date

[Signature]
Buyer, Seller or Representative

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LEGAL DESCRIPTION OF PROPERTY
LOCATED AT 13112 FAIRWAY DRIVE, CRESTWOOD, ILLINOIS 60445

LOT 79 IN PLAYFIELD ADDITION, A SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4, ALSO THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON APRIL 21, 1959, AS DOCUMENT NUMBER 1856183, IN COOK COUNTY, ILLINOIS. PIN #24-33-312-017.

Property of Cook County Clerk's Office