

# UNOFFICIAL COPY



**Prepared by and Mail To:**  
Robert K. Naumann, P.C.  
50 Turner Ave Ste 200  
Elk Grove Village IL 60007

Doc#: 1610655145 Fee: \$42.00  
RHSP Fee: \$9.00 APRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 04/15/2016 03:39 PM Pg: 1 of 3

**Send Subsequent Tax Bills To:**  
James J. and Kathleen T. Ryan  
258 Trowbridge Road  
Elk Grove Village, Illinois 60007

## REVOCABLE TRANSFER ON DEATH INSTRUMENT

### OWNER OR OWNERS MAKING THIS INSTRUMENT:

**James J. Ryan and Kathleen T. Ryan**, husband and wife, currently residing at 258 Trowbridge Road, Elk Grove Village, Illinois 60007.

### LEGAL DESCRIPTION OF THE REAL ESTATE:

LOT 4292 IN ELK GROVE VILLAGE SECTION 14 BEING A SUBDIVISION IN THE SOUTH ½ OF SECTION 32, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS ON OCTOBER 21, 1965 AS DOCUMENT NO. 19625181 IN COOK COUNTY, ILLINOIS.

Commonly known as: 258 Trowbridge Road, Elk Grove Village, Illinois 60007  
Permanent Index Number: 08-32-313-009-0000

### PRIMARY BENEFICIARY:

Upon the death of the survivor of us we designate the following beneficiaries:  
Our son, **Michael J. Ryan**, currently residing at 7415 Arborcrest Court, Portage, Michigan, and our son, **Daniel J. Ryan**, currently residing at 3925 Waterbury Court, New Berlin, Wisconsin, in equal shares, share and share alike, provided that if either of them does not survive the survivor of us, the then living descendants of either of them that predecease the survivor of us shall take per stirpes the share which our deceased beneficiary would have received.

### ALTERNATE BENEFICIARY:

If none of our primary beneficiaries survives the survivor of us, we designate as alternate beneficiaries our heirs. Heirs and their respective shares shall be determined under the laws of descent and distribution of Illinois at my death for property located in Illinois as if I had died on the termination date unmarried and domiciled in Illinois.

### NOTICE TO BENEFICIARIES:

Pursuant to Sections 75 and 80 of the Illinois Residential Real Property Transfer on Death Instrument Act, 755 ILCS 27/75, you may disclaim your interest or in order to confirm title

**UNOFFICIAL COPY**

**you may file a notice of death affidavit after the owner's death in the office of the recorder in the county or counties where the residential real estate is located.**

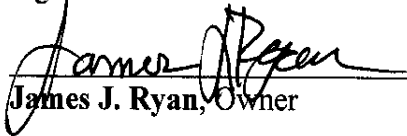
TRANSFER ON DEATH:

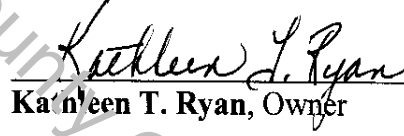
We, **James J. Ryan** and **Kathleen T. Ryan**, owners of the Real Estate described above, hereby revoke all prior Transfer on Death Instruments prepared by either of us pursuant to the Illinois Residential Real Property Transfer on Death Instrument Act with respect to the real estate identified above, and we hereby transfer upon the death of the survivor of us all interest in the Real Estate described above, situated in the County of Cook, State of Illinois, to the beneficiaries as designated above to have and to hold as TENANTS IN COMMON. Before the death of either of us, we have the right to revoke this instrument by an appropriate instrument signed by both of us and otherwise complying with applicable law. Upon the death of one of us, the survivor has the right to revoke this instrument. If the order of death cannot be proved as between the survivor of us and any beneficiary hereunder, the survivor of us shall be deemed to have survived that beneficiary.

SIGNATURE OF OWNER OR OWNERS MAKING THIS INSTRUMENT:

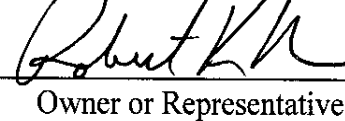
IN WITNESS WHEREOF I have signed this Revocable Transfer on Death Instrument, consisting of three (3) pages, the following page included, and for the purpose of identification have placed my initials at the foot of each preceding page, this 7<sup>th</sup> day of April, 2016.

Signed:

  
James J. Ryan, Owner

  
Kathleen T. Ryan, Owner

**EXEMPT** under the provisions of Section 31-45(e)  
of the Real Estate Transfer Tax Law.

Date 4/7/2016 By:   
Owner or Representative

CERTIFICATION We certify that the above instrument was on the date thereof signed and declared by **James J. Ryan** and **Kathleen T. Ryan** as their Revocable 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 them to be of sound mind and memory at the time of signing.

Printed name: Michelle L Westlander

Residing at: 1050 E Anderson Dr  
Palatine IL 60074

# UNOFFICIAL COPY

Signature: *Joseph Whang*

Printed name: Joseph Whang

Residing at: 384 Woodside DR  
Wood Dale IL 60191

Signature: *James J. Ryan*

STATE OF ILLINOIS     )  
  )     SS  
COUNTY OF COOK     )

We, the undersigned, being the owner and the witnesses, respectively, whose names are signed to the foregoing instrument, and being first duly sworn, do hereby declare to the undersigned authority that the owner, in the presence of witnesses, signed the instrument as their Revocable Transfer on Death Instrument and that he signed willingly; and that each of the witnesses, in the presence of the owner and in the presence of each other, signed the instrument as a witness and that, to the best of his or her knowledge, the owner was at that time of legal age of sound mind and under no constraint or undue influence.

*James J. Ryan* *Kathleen T. Ryan*  
OWNER

*Joseph Whang*  
WITNESS

*James J. Ryan*  
WITNESS

Signed and sworn to before me by **James J. Ryan** and **Kathleen T. Ryan**, the Owners, and by each of the above witnesses, this 2<sup>nd</sup> day of April, 2016.

*Robert K. Naumann*  
NOTARY PUBLIC

My commission expires 8/7/2018

