

UNOFFICIAL COPY

TRANSFER ON DEATH INSTRUMENT

OWNERS NAME AND ADDRESS AND TAXES TO:

Kenneth and Mary Beth Richardson
501 West Fontenay Way
Palatine, IL 60067



Doc#: 1610613039 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/15/2016 01:16 PM Pg: 1 of 2

BENEFICIARY'S NAME AND ADDRESS

Andy Richardson
7025 W. Campo Bello Drive
Glendale, AZ 85308

Above Space for Recorder's Use Only

THIS TRANSFER ON DEATH INSTRUMENT made this 8th day of March, A.D. 2016, by **KENNETH A. RICHARDSON and MARY BETH RICHARDSON, as husband and wife and as Joint Tenants** of the Village of PALATINE, County of COOK, and State of Illinois, (herein "Owner/Owners") being the sole Owner(s) of the following legally described residential real estate located in COOK County, Illinois.

Parcel 1: Lot 2 in Fontenay, a subdivision of parts of the southwest quarter of Section 10 and the northwest quarter of Section 15, all in Township 42 North, Range 10 east of the Third Principal meridian, according to the plat thereof recorded July 28, 2003 as document 0320927093, and certificate of joinder recorded September 21, 2004 as document no. 0426534000, in Cook County, Illinois.

Parcel 2: Easement for ingress and egress, for the benefit of Parcel 1, over and across that part of Lot 1 in Fontenay depicted as ingress and egress easement as created by the plat of subdivision recorded as document 0320927093.

Property Address: 501 W. Fontenay Way, Palatine, IL

Parcel Identification Number: 02-15-101-008-0000

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

Andy Richardson, Kenneth W. Richardson and Monica Mell as Joint Tenants, per capita

IN WITNESS WHEREOF, the said Owner(s) has/have hereunto set his/her/their hand(s) and seal(s) the day and year first written.


KENNETH A. RICHARDSON


MARY BETH RICHARDSON

RV

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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 KENNETH A. RICHARDSON and MARY BETH RICHARDSON, as his/her/their Transfer on Death Instrument in our presence and that we, at his/her/their request and in his/her/their presence of each other, have signed our names as witnesses thereto, believing to best of our knowledge that the Owner(s) was/were at the time of signing of sound mind and memory, and under no undue influence.

[Signature]
WITNESS

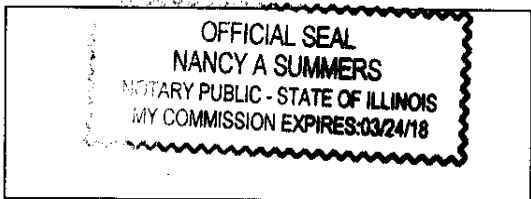
73 W. MONROE, CHICAGO, IL 60603
ADDRESS

[Signature]
WITNESS

3722 N. LAKEWOOD AVE, CHICAGO,
ADDRESS
ILLINOIS
60643

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 KENNETH A. RICHARDSON and MARY BETH RICHARDSON, and the 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 day of March, A.D. 2016.

[Signature]
Notary Public

My commission expires on _____

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

3.8.16
Date

[Signature]
Buyer, Seller or Representative

**PREPARED BY and
RETURN TO:**
Nancy A. Summers
Law Offices of Nancy A. Summers
73 W. Monroe, Suite 305
Chicago, IL 60603