

# UNOFFICIAL COPY

This document was prepared by:

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422 N. Northwest Highway, Suite 150  
Park Ridge, Illinois 60068

After recording, return to:

John J. Pembroke & Associates LLC  
422 N. Northwest Highway, Suite 150  
Park Ridge, Illinois 60068

Send tax bills to:

Ms. Bozika Miljkovic  
6722 Church Street  
Morton Grove, Illinois 60053



Doc# 1634349137 Fee \$42.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 12/08/2016 10:33 AM PG: 1 OF 3

## TRANSFER ON DEATH INSTRUMENT

(Under 755 ILCS 27)

This TRANSFER ON DEATH INSTRUMENT made this 26th day of October, 2016, by the owner,

Bozika Miljkovic, a widow, and not since remarried, of 6722 Church Street, Morton Grove, Illinois 60053

being the owner of the following legally described parcel of residential real property, and improvements and appurtenances thereto in the City of Morton Grove, County of Cook, in the State of Illinois –

See Exhibit A

Commonly known as: 6722 Church Street, Morton Grove, Illinois 60053

Parcel Identification: 10-18-205-015-0000

Source of Title:

See Exhibit B

The owner, being of sound mind and memory, and as a free and voluntary act, hereby revokes any and all prior transfer on death instruments for the above described residential real property, and conveys and transfers, effective on the death of the (last living) owner, free of any claim of homestead exemption under the laws of the State of Illinois, the above described residential real property to the following designated beneficiary:

Such of my descendants who survive me by thirty (30) days, per stirpes.

If any interest in the above-described residential real property becomes transferable to a person who is a minor, the transfer shall be made for the benefit of that person to his or her legal guardian, if any, otherwise to a parent as custodian under the Illinois Uniform Transfer to Minors Act.

This transfer is subject to any taxes due, as well as all liens, encumbrances, or other restrictions in place at the time of the (last living) owner's death.

(All terms, pronouns and any variations thereof shall be deemed to refer to the masculine, feminine, neuter, singular or plural, as the identity of the person or entity may require.)

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IN WITNESS WHEREOF, the said owner has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

Signature: Bozika Miljkovic  
Print name: Bozika Miljkovic  
Capacity: Owner

Signature: \_\_\_\_\_  
Print name: \_\_\_\_\_  
Capacity: \_\_\_\_\_

Signature: \_\_\_\_\_  
Print name: \_\_\_\_\_  
Capacity: \_\_\_\_\_

Signature: \_\_\_\_\_  
Print name: \_\_\_\_\_  
Capacity: \_\_\_\_\_

Signature: \_\_\_\_\_  
Print name: \_\_\_\_\_  
Capacity: \_\_\_\_\_

Signature: \_\_\_\_\_  
Print name: \_\_\_\_\_  
Capacity: \_\_\_\_\_

**Witnesses:**

We, the undersigned witnesses, hereby certify that the above transfer on death instrument was on the date thereof signed and declared by the owner as the owner's transfer on death instrument in our presence and that we, at the owner's request and in the owner's presence and in the presence of each other, have signed our names as witnesses thereto, believing to the best of our knowledge that the owner executed the instrument as a free and voluntary act and was of sound mind and memory at the time of signing.

Signature: Matthew T Ingersoll  
Print name: Matthew T Ingersoll  
Address: 3107 W. Armitage #1  
City, State, ZIP: Chicago, IL 60647

Signature: Patricia Sipehen  
Print name: PATRICIA SIPEHEN  
Address: 6548 N. Spokane  
City, State, ZIP: Chicago, IL 60646

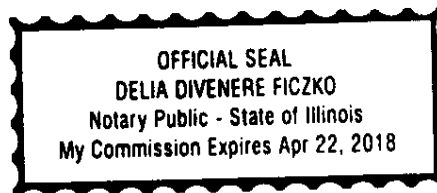
STATE OF ILLINOIS }  
COUNTY OF COOK }

I, the undersigned, a notary public in and for said county, in the state aforesaid, do hereby certify that the owner(s) and witnesses presented satisfactory identification in the form of \_\_\_\_\_ or are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that the owner(s), Bozika Miljkovic,

signed, sealed, and delivered said instrument as a free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand this 26th day of October, 2016.

Notary public: Delia Divenere Ficzk  
Print name: Delia Divenere Ficzk  
My commission expires: 4/22/18



Exempt from transfer tax under 35 ILCS 200/31-45(e).

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## Exhibit A

LOT #11 RANIERI & CALLERO'S SUBDIVISION OF THE NORTH 125 FEET OF THE SOUTH 165 FEET OF THAT PART OF THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTHERLY OF BECKWITH ROAD AND WESTERLY OF A LINE 66 FEET MEASURED AT RIGHT ANGLES, WESTERLY OF THE WESTERLY RIGHT-OF-WAY OF THE CHICAGO, MILWAUKEE, & ST. PAUL RAILROAD EXCEPT THE WEST 264 FEET THEREOF IN COOK COUNTY, ILLINOIS.

## Exhibit B

DEED DATED NOVEMBER 10, 1993 AND RECORDED NOVEMBER 16, 1993 AS DOCUMENT NUMBER 93934919 BETWEEN ALICE ORCHOWSKI, A WIDOW, AND NOT SINCE REMARRIED, AND DANIEL ORCHOWSKI, HER SON MARRIED TO SUSAN M. ORCHOWSKI, AS GRANTORS CONVEYING TITLE TO STANISLAV MILJKOVIC AND BOZIKA MILJKOVIC, IN JOINT TENANCY, AS GRANTEES.

Property of Cook County Clerk's Office