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Doc# 1701949072 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/19/2017 09:08 AM PG: 1 OF 3

TRANSFER ON DEATH INSTRUMENT

OWNERS NAME AND ADDRESS AND TAXES TO:

MARK L. PROWN 8815 W. Golf Road, Unit 10D Niles, IL 60714

BENEFICIARY'S NAME AND ADDRESS:

Ariel S. Brown 1293 Sunnyhills Oakland, CA 94610

Abby H. Brown 1104 W. Webster, Apt.301

Chicago, IL 60614

2004 COULT. THIS TRANSFER ON DEATH INSTRUMENT reade this 3rd day of January, 2017, by Mark L. Brown of the City of Niles, County of Cook, State of Illinois, (herein "Owner") being the sole Owner of the following legally described residential real estate located in Cook County, Illinois.

Legal Description attached hereto.

Property address: 8815 W. Golf Road, Unit 10D, Niles, IL 60714

Parcel Identification Number: 09-15-202-048-1089

The Owner 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 of the death of the Owner last die, the above described residential real estate, to: Ariel S. Brown, Abby H. Brown, in equal shares, per stirpes

IN WITNESS WHEREOF, the said Owner has hereunto set his hand and seal the day and year first above written.

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STATE OF ILLINOIS)

COUNTY OF LAKE)

State cr 11 inois, County of Lake ss. I the undersigned, a Notary Public in and for said County, DO HEREBY CERTIFY THAT Mark L. Brown, personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the use and purposes set forth therein, including the release and waiver of the right of homestead.

Given under my hand and official seal this 3rd day of January, 2017

Notary Public

Commission Expires:

OFFICIAL SEAL BARRY M ROSENBLOOM

WITNESS (name and address)

1411 McHenry Rd#125, Butfalo Grove, IL 60089

Prepared By:

Barry M. Rosenbloom, Esq.

BARRY M. ROSENBLOOM, LTD. 1411 McHenry Road, Suite 125 Buffalo Grove, IL 60089

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LEGAL DESCRIPTION

PARCEL 1:

UNIT NUMBER 10D IN HIGHLAND TOWERS CONDOMINIUM III, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF THE NORTHEAST ¼ OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 2571877 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT 25717874, IN COOK COUNTY, ILLINOIS.