

TRANSFER ON DEATH INSTRUMENT (Illinois)



Doc# 1713649041 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/16/2017 09:30 AM PG: 1 OF 2

MOHAMMAD ISHAQUE and RAFAT K. ISHAQUE, Husband and Wife, of Mt. Prospect, Illinois, owners of 1154 North Wheeling, Mount, Prospect, Cook County, State of Illinois, being of sound mind and memory, do hereby make, declare and publish this Transfer on Death Instrument stating as follows: That we are the sole owners in Joint Tenancy of the aforesaid residential real estate under a duly recorded Trustee's Deed dated September 20, 1988 and recorded on December 9, 2003, in the County of Cook, State of Illinois. The Residential real estate is legally described as:

(Above Space for Recorder's Use Only)

PARCEL 1: THE NORTHEASTERLY 20.50 FEET OF THE SOUTHWESTERLY 41.0 FEET AS MEASURED AT RIGHT ANGLES TO THE SOUTHWESTERLY LINE THEREOF OF THAT PART LYING NORTHEASTERLY OF A LINE DRAWN FROM A POINT 47.05 FEET, AS MEASURED ON THE EASTERLY LINE THEREOF, NORTHEASTERLY OF THE SOUTHEASTERLY CORNER THEREOF; TO A POINT ON THE WEST LINE 62.47 FEET NORTH OF THE SOUTHEASTERLY CORNER THEREOF TO A POINT ON THE WEST LINE 62.47 FEET NORTH OF THE SOUTHWEST CORNER THEREOF TAKEN AS A TRACT OF THE FOLLOWING DESCRIBED PROPERTY: LOTS 10, 11 AND 12 IN BRICKMAN MANOR, FIRST ADDITION, UNIT NO. 1 BEING A SUBDIVISION OF PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE SOUTH 10.0 FEET OF THE NORTH 40.0 FEET OF THE WEST 50.0 FEET OF THE FOLLOWING DESCRIBED TRACT: THAT PART OF LOTS 10, 11 AND 12 IN BRICKMAN MANOR FIRST ADDITION UNIT NO. 1 BEING A SUBDIVISION OF PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 27 AND THAT PART OF THE WEST HALF OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 26, ALL IN TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE EASTERLY LINE OF LOT 10, WHICH IS 40.17 FEET SOUTHWESTERLY OF THE NORTHWESTERLY CORNER OF SAID LOT 10, THENCE NORTHWESTERLY PARALLEL WITH THE NORTHERLY LINE OF SAID LOT 10, A DISTANCE OF 105.91 FEET TO AN INTERSECTION WITH A LINE 50.0 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID LOT 10, THENCE NORTH ALONG SAID LINE 50.0 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID LOT 10, A DISTANCE OF 8.31 FEET, THENCE WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 50.0 FEET TO THE WEST LINE OF LOT 10, THENCE SOUTH ALONG THE WEST LINE OF LOTS 10, 11 AND 12, A DISTANCE OF 191.00 FEET TO THE SOUTHWEST CORNER OF LOT 12, THENCE EASTERLY ALONG THE SOUTHERLY LINE OF LOT 12, A DISTANCE 120.97 FEET TO THE SOUTHEAST CORNER OF LOT 12, THENCE NORTHEASTERLY ALONG THE EASTERLY LINE OF LOTS 10, 11 AND 12, A DISTANCE OF 157.83 FEET TO POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 03-27-403-032-0000

Address of real estate: 1154 North Wheeling, Mount Prospect, Illinois 60056

That under 755 ILCS 27/1 et. seq., the owners of a property may transfer residential real estate by a transfer on death instrument; as such, this transfer does not become effective until and at the time of both owners deaths. We hereby waive and release all rights under the homestead exemption laws of the State of Illinois. Upon both of our deaths, we hereby convey and transfer the residential real estate listed above as follows: to our son, SUHAIL ISHAQUE, of 1154 North Wheeling Road, Mt. Prospect, Illinois, born on July 25, 1975; in the event our son does not survive us, then to our

R.A.I. [Signature]

# UNOFFICIAL COPY

daughter-in-law, HABIBA S. ISHAQUE, of 1154 North Wheeling Road, Mt. Prospect, Illinois, born on March 31, 1985; in the event our son and daughter-in-law do not survive us, then *per stirpes* to our son, SUHAIL ISHAQUE's, children, not as joint tenants with the right of survivorship, but as equal tenants in common.

In Witness Whereof, the owners aforesaid have hereunto set their hand and seal this 27 day of April, 2017.

Mohammad Ishaque (SEAL)  
MOHAMMAD ISHAQUE

Rafat K. Ishaque (SEAL)  
RAFAT K. ISHAQUE

### WITNESSES

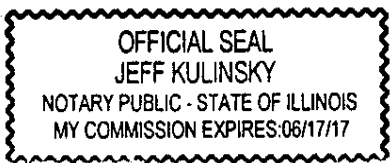
We, the undersigned witnesses, hereby certify that the above Transfer on Death Instrument was on the date hereof signed and declared by the Owners as their Transfer on Death Instrument in our presence on the date it bears. Immediately thereafter, at their request and in their presence and in the presence of each other, we signed our names as witnesses. We certify that we believed the Owners to be of sound mind and memory at the time of signing.

Witnesses	Addresses
<u>[Signature]</u>	residing at: <u>304 S. MOUNT PROSPECT RD.</u>
	<u>DES PLAINES, IL 60016</u>
<u>Ellen Loeb</u>	residing at: <u>710 E. Shabonee Trail</u>
	<u>Mount Prospect, IL 60056</u>
	residing at: _____

State of Illinois, County of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MOHAMMAD ISHAQUE and RAFAT K. ISHAQUE personally known to me to be the same persons whose name are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed this instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO ALSO HEREBY CERTIFY that the above named witnesses personally known to me to be the same persons whose names are subscribed to the foregoing instrument above appeared before me this day in person, and at MOHAMMAD ISHAQUE and RAFAT K. ISHAQUE'S request and in their presence and in the presence of each other, signed their names as witnesses.

IMPRESS  
SEAL  
HERE



Given under my hand and official seal, this 27 day of April, 2017.

Commission expires 6/17, 2017

Jeff Kulinsky  
NOTARY PUBLIC

This instrument was prepared by Lois Kulinsky & Associates, Ltd., 395 E. Dundee Rd., Suite 200, Wheeling, Illinois 60090.

**RETURN TO:**  
LOIS KULINSKY & ASSOCIATES, LTD.  
395 East Dundee Road, Suite 200  
Wheeling, Illinois 60090  
(847) 459-4448