

# UNOFFICIAL COPY

## TRANSFER ON DEATH INSTRUMENT

Name & address of Owner:  
David B. Balko &  
Alina Balko  
812 Saratoga Lane, Buffalo  
Grove, IL 60089

This was prepared by  
( & mail recorded transfer on  
death instrument to):  
Eric G. Matlin  
Matlin Law Group, P.C.  
Attorneys & Counselors at Law  
500 Skokie Boulevard #100  
Northbrook, IL 60062



\*1715355037\*

Doc# 1715355037 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/02/2017 02:52 PM PG: 1 OF 3

(The space above for Recorder's use only.)

The Owners, DAVID B. BALKO and ALINA BALKO, a married couple, being of sound mind and disposing memory, do hereby make, declare and publish this Transfer on Death Instrument by stating as follows:

That we hereby revoke all prior Transfer on Death Instruments executed and recorded by us with regard to the real estate described below, located in the Cook County, Illinois.

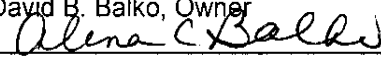
That upon the death of the survivor between us, we give all rights, shares and interest in the real estate described below, located in Cook County, Illinois, to the then acting trustee of the David Balko and Alina Balko Declaration of Trust, dated May 18, 2017 (hereinafter referred to as "trustee" regardless of the number of trustees).

### SEE ATTACHED LEGAL DESCRIPTION

Street address: 635 N. Dearborn, Apt. 2303, Chicago, IL 60654  
Real estate index number: 17-09-227-033-1097; and  
17-09-227-033-1207

The Owners have signed this transfer on death instrument on May 18, 2017.

  
David B. Balko, Owner

  
Alina Balko, Owner

The Owners, DAVID B. BALKO and ALINA BALKO, signed this transfer on death instrument in our presence on the date it bears. Immediately thereafter, at the Owners' request and in the Owners' 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.

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Witnesses

[Signature]  
[Signature]

Addresses

500 Skokie Blvd Ste 100, Northbrook, IL 60062-2885

500 Skokie Blvd Ste 100, Northbrook, IL 60062-2885

STATE OF ILLINOIS  
COUNTY OF COOK

)  
) SS

The witnesses, being duly sworn, state that on this 18<sup>th</sup> day of May, 2017, we saw the Owners, DAVID B. BALKO and ALINA BALKO, sign this transfer on death instrument, in our presence, we attested this transfer on death instrument in the Owners' presence and in the presence of each other, and we believed the Owners to be of sound mind and memory and under no constraint or undue influence at the time of signing of this transfer on death instrument. The Owners affirms this statement.

[Signature]  
DAVID B. BALKO, Owner

[Signature]  
ALINA BALKO, Owner

[Signature] Helen Wachara

WITNESS  
[Signature] Carmen Kelly  
WITNESS  
[Signature] Cokeren Kelly

SIGNED and sworn to before me by the Owners, DAVID B. BALKO and ALINA BALKO and by each of the above witnesses, this 18<sup>th</sup> day of May, 2017.

[Signature] (SEAL)  
NOTARY PUBLIC



County Clerk's Office

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## LEGAL DESCRIPTION

**PARCEL 1:**

UNIT 2303 AND P-85, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN THE CARAVEL CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM RECORDED FEBRUARY 26, 2003 AS DOCUMENT NUMBER 0030275986, AS AMENDED FROM TIME TO TIME, IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

NON-EXCLUSIVE EASEMENT FOR SUPPORT WALLS, COMMON WALLS, CEILINGS, FLOORS, EQUIPMENT, UTILITIES FOR THE BENEFIT OF PARCEL 1 AS CREATED AND MORE FULLY DESCRIBED BY DECLARATION OF EASEMENTS, RESERVATIONS, COVENANTS AND RESTRICTIONS DATED FEBRUARY 20, 2003 AND RECORDED FEBRUARY 26, 2003 AS DOCUMENT NUMBER 0030275985.

Property commonly known as: 635 N Dearborn Apt 2303, Chicago, Illinois 54562

PIN: 17-09-227-033-1097; and

17-09-227-033-1207

Property of Cook County Clerk's Office