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ILLINOIS TRANSFER ON DEATH INSTRUMENT



Doc# 1916313060 Fee \$88.00

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

EDWARD H. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 06/12/2019 10:58 AM PG: 1 OF 2

NAME AND ADDRESS OF TAXPAYER:

Kathleen L. Tokarsky
3404 N. Troy St.
Chicago, IL 60618

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On this date, June 17, 2019, KATHLEEN L. TOKARSKY (widowed) residing at **3404 N. Troy St., Chicago, IL 60618** executes this transfer on death instrument. **KATHLEEN L. TOKARSKY** will transfer upon death the following residential real estate in its entirety:

Property Address: 3404 N. Troy St., Chicago, IL 60618
County: Cook
Property Identification Number ("PIN"): 13-24-306-067-0000

LEGAL DESCRIPTION: THE SOUTH 1 FOOT OF LOT 34, ALL OF LOT 35 AND THE NORTH 22 FEET OF LOT 36 IN BLOCK 2, IN THE SUBDIVISION OF LOTS 1 AND 2 AND LOTS 4 TO 16 INCLUSIVE OF H AND M FELESENTHAL'S ADDITION TO A/WONDALE, BEING A SUBDIVISION OF THE WET 10 ACRES (EXCEPT DYMONDS SUBDIVISION) OF THAT PART OF THE NORTH 85 1/2 ACRES OF THE SOUTHWEST 1/4 OF SECTION 24 (TOWNSHIP 40 NORTH RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN LYING SOUTH WESTERLY OF ELSTON ROAD IN COOK COUNTY, ILLINOIS.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any, to ALFRED LAZO, CHICAGO, ILLINOIS (25%) and NANCY LUZ TOKARSKY HOWK, SAN ANTONIO, TEXAS (25%) and IVETTE TOKARSKY, GREEN BAY, WISCONSIN (25%) and HECTOR TOKARSKY, JOHNSTON CITY, ILLINOIS (25%) as tenants in common.

If ALFRED LAZO predeceases me, then his share should be given to NANCY LUZ TOKARSKY HOWK, IVETTE TOKARSKY, and HECTOR TOKARSKY in equal shares (33%). If NANCY LUZ TOKARSKY HOWK, IVETTE TOKARSKY, or HECTOR TOKARSKY predeceases me, then his/her respective share should be given to his/her descendants per stirpes.

Upon my death, I transfer my interest in the above described property to the beneficiaries as designated above. This instrument revokes any and all prior transfer on death instruments made by the above mentioned owner for the above mentioned residential real estate.

Before my death, I have the right to revoke this instrument.

This instrument is to be recorded prior to the aforesaid owner's death in the public records in the office of the recorder of the county in which any part of the residential real estate is located.

Kathleen L. Tokarsky
Kathleen L. Tokarsky
June 12, 2019
Dated

S 2 / S 1 / M N / SC N / E N / INT RW

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I attest that Kathleen L. Tokarsky, the owner of the above mentioned property, executed this Illinois Transfer on Death Instrument in my presence on June 12, 2019 This instrument was executed as a free and voluntary act by the owner. At the time of the execution, I believe the owner to be of sound mind and memory.

WITNESS:

Signed: Barry A. Frett
Printed: Barry Frett

ADDRESS OF WITNESS:

205 W. Randolph, Suite 1610
Chicago, IL 60606

I attest that Kathleen L. Tokarsky, the owner of the above mentioned property, executed this Illinois Transfer on Death Instrument in my presence on June 12, 2019. This instrument was executed as a free and voluntary act by the owner. At the time of the execution, I believe the owner to be of sound mind and memory.

WITNESS:

Signed: Amy Krivoschik
Printed: Amy Krivoschik

ADDRESS OF WITNESS:

205 W. Randolph, Suite 1610
Chicago, IL 60606

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

The undersigned, a notary public in and for the above County and State, HEREBY CERTIFIES THAT **KATHLEEN L. TOKARSKY** known to me to be the same person whose name is subscribed as the owner of the residential real estate, appeared before me and the witnesses Amy Krivoschik and Barry Frett in person and acknowledged signing the instrument as the free and voluntary act of the owner who was acting of sound mind and memory for the uses and purposes therein set forth.

6/12/19
Dated

[Signature]
Notary Public

My commission expires: 1/10/2023



This document was prepared by:
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