

UNOFFICIAL COPY

TRANSFER ON DEATH INSTRUMENT (TODI)

Pursuant to § 755 ILCS 27/1 ET SEQ. (ILLINOIS RESIDENTIAL REAL PROPERTY TRANSFER ON DEATH INSTRUMENT)

THIS TRANSFER ON DEATH INSTRUMENT (hereinafter referred to as a "TODI"), which was executed on this 19 day of September, 2019, by JOHN F. HAWKINS and PATRICIA A.

HAWKINS, husband and wife, being of sound mind and disposing memory, do hereby make, declare and publish this TODI stating as follows: That the above referenced property owners are the SOLE owners of residential real estate under a duly recorded Deed, recorded September 21, 1990 as Document Number T3913708 in the County of Cook, State of Illinois. The residential real estate is legally described as:

THAT PART OF LOT 1 DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEASTERLY CORNER OF SAID LOT AND RUNNING WESTERLY ALONG THE NORTHERLY LINE THEREOF 145 FEET THENCE SOUTHERLY PARALLEL WITH THE EASTERLY LINE OF SAID LOT 47.28 FEET, THENCE EASTERLY 145 FEET TO A POINT IN THE EASTERLY LINE OF SAID LOT 50.2 FEET SOUTHERLY OF THE POINT OF BEGINNING, THENCE NORTHERLY ALONG SAID EASTERLY LINE 50.2 FEET TO THE POINT OF BEGINNING IN OWNER'S DIVISION OF LOTS 14 AND 15 IN THE RESUBDIVISION OF LOTS 1 TO 17 AND 24 AND 32, ALL INCLUSIVE IN BLOCK "H" IN THE RESUBDIVISION BY THE BLUE ISLAND LAND AND BUILDING COMPANY OF CERTAIN LOTS AND BLOCKS IN MORGAN PARK, WASHINGTON HEIGHTS IN SECTION 19, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PROPERTY ADDRESS: 11346 Longwood Drive, Chicago, Illinois 60643
PIN: 25-19-112-136-0000

The owners, being of competent mind and capacity, and waiving and releasing all rights under the Homestead Exemption of the State of Illinois, do hereby convey and transfer, effective on death of the Owner last to die, the above-described real estate.

BENEFICIARY DESIGNATION: SEE ATTACHED SHEET


NAME OF OWNER: JOHN F. HAWKINS AND PATRICIA A. HAWKINS

This Transfer is Exempt under provisions of 35 ILCS 200/31-45, Paragraph, Illinois Real Estate Transfer Tax Law.

Date Document Executed: September 19, 2019

[Signature]
Signature of Owner or Representative

[Signature]
Signature of Owner or Representative



Doc# 1928316032 Fee \$88.00
RHSP FEE:\$9.00 RPRF FEE: \$1.00
EDWARD H. MOODY
COOK COUNTY RECORDER OF DEEDS
DATE: 10/10/2019 11:08 AM PG: 1 OF 3

S ✓
P 3
S -
M -
SC ✓
E -
INTX ✓

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BENEFICIARY DESIGNATION

ONE THIRD (1/3) TO MY SON, BRENT HAWKINS, IF THEN LIVING, OTHERWISE TO HIS CHILDREN, IF NO LIVING CHILDREN, THEN TO MY DAUGHTER RHONDA HAWKINS AND SON JOHN F. HAWKINS, JR. EQUALLY.

ONE THIRD (1/3) TO MY DAUGHTER, RHONDA HAWKINS, IF THEN LIVING, OTHERWISE TO HER CHILDREN, IF NO LIVING CHILDREN, THEN TO MY SON BRENT HAWKINS AND SON JOHN F. HAWKINS JR. EQUALLY.

ONE THIRD (1/3) TO MY SON, JOHN F. HAWKINS JR., IF THEN LIVING, OTHERWISE TO HIS CHILDREN, IF NO LIVING CHILDREN, THEN TO MY SON BRENT HAWKINS AND DAUGHTER RHONDA HAWKINS EQUALLY.

Property of Cook County
RECORDER OF DEEDS
Recorder of Deeds

County Clerk's Office



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WITNESS DECLARATION

We, the undersigned witnesses, hereby certify that the above Transfer on Death Instrument was on the date thereof signed and declared by the Owner(s) as his/her/their Transfer on Death Instrument in our presence and that we, at his/her/their request and in his/her/their 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(s) was/were at the time of signing of sound mind and memory, and under no undue influence.

SUSAN ZEMAIT
Witness 1 Printed Name

Susan Zemait
Witness 1 Signature

11950 S. Harlem
Palms Hts. IL
Witness 1 Address

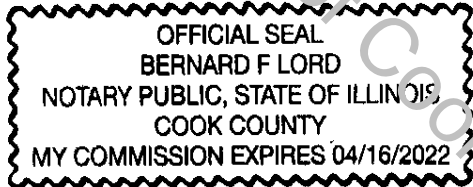
Isaac Franco
Witness 2 Printed Name

Isaac Franco
Witness 2 Signature

2029 DICK CT
NAPERVILLE IL 60565
Witness 2 Address

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 Owner(s) and witnesses 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 they signed, sealed and delivered this instrument as their free and voluntary act for the uses and purposes therein set forth. GIVEN Under my hand and Notarial Seal this 19 day of September, 2019.



BFL
NOTARY PUBLIC

Mail recorded Deed and future tax bills to: John F. Hawkins 11346 S. Longwood Drive, Chicago, Illinois 60643

This instrument was prepared by: Isaac C. Franco, 11950 S. Harlem Drive, Palms Heights, Illinois 60463

Property of Cook County Clerk's Office