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PREPARED BY:
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Doc# 2035704042 Fee \$39.00

MAIL TO:
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Chicago, IL 60630-1345

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/22/2020 11:48 AM PG: 1 OF 4

SEND SUBSEQUENT TAX BILLS TO:

Robert Hohenadel
2233 Parkside
Park Ridge, IL 60068-1033

TRANSFER ON DEATH INSTRUMENT

(Pursuant to the Illinois Residential Real Property
Transfer on Death Instrument Act, 755 ILCS 27/1 et seq.)

THE GRANTOR/OWNER, Robert Hohenadel, a married man, of 2233 Parkside Park Ridge, IL 60068-1033, being over 18 years of age, of sound mind and memory, and not acting under constraint or undue influence of any kind, and otherwise having the capacity to do so, hereby revokes all prior Transfer on Death Instruments pertaining to the realty described below and make this Transfer on Death Instrument on this 9th day of December 2020 so that, upon my death, all right, title, and interest in the real estate described below, located in Cook County Illinois, shall pass to the following Designated Beneficiary:

Candace M. Hohenadel
My wife
2233 Parkside
Park Ridge, IL 60068-1033

LOT 9 IN BALLARD GARDENS, BEING A SUBDIVISION OF PART OF THE SOUTH EAST 1/4 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 2233 Parkside
Park Ridge, IL 60068-1033

PIN no: 09-15-406-001-0000

THIS INSTRUMENT FILED FOR RECORD
BY GIT AS AN ACCOMODATION ONLY.
IT HAS NOT BEEN EXAMINED AS TO ITS
EXECUTION OR AS TO THE EFFECT UPON
TITLE

SUBJECT TO: Covenants, conditions, and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; general real estate taxes for the year 2020 and

Handwritten notations and signatures on the right margin, including a large signature at the bottom.

subsequent years

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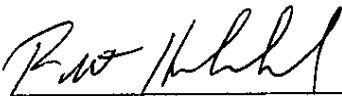
THE GRANTOR/OWNER hereby releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

If the Designated Beneficiary predeceases the GRANTOR/OWNER, or disclaims her share of the residential real estate within ninety (90) days of the date of the GRANTOR/OWNER'S death, then the share of the residential real estate that the Designated Beneficiary would have received shall be transferred to the Grantor/Owner's children as set forth in his Will dated December 9, 2020, in equal shares, and as Tenants in Common, *per stirpes*, as provided below.

For purposes of this instrument, whenever a portion or all of the above-described residential real estate is directed to be conveyed and transferred to the then living descendants, *per stirpes*, of a Designated Beneficiary, such portion or all of the residential real estate shall be divided into as many equal shares as are necessary to create one share for each living child of such person and to create one share collectively for the then living descendants of each child of such person who is then deceased, leaving one or more descendants then living. Each share so created for a living child shall be conveyed and transferred to such child. Each share so created for the descendants of a deceased child shall be conveyed and transferred *per stirpes* to such descendants.

If any interest in the above-described residential real estate becomes transferable to a person who is a minor, the transfer shall be made for the benefit of that person to his legal guardian, if any, otherwise to a parent, if living, or if none living, then to his or her nearest living adult kindred who is also a beneficiary hereunder, or if none, then to the person's nearest living adult kindred as custodian for the minor under the Illinois Uniform Transfers to Minors Act until the age of 21.

Dated this 9th day of December 2020

 (Seal)
Robert Hohenadel

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On the date last above written, we saw the GRANTOR/OWNER, Robert Hohenadel, sign in our presence and hearing the foregoing instrument at its end. He then declared it to be his Transfer on Death Instrument pertaining to the residential realty located at 2233 Parkside Park Ridge, IL 60068-1033, legally described above, and requested us to act as witnesses to it. We then, in his presence and hearing, in the presence and hearing of each other, and in the presence and hearing of the undersigned notary, signed our names as attesting witnesses, believing the GRANTOR/OWNER, Robert Hohenadel, at all times herein mentioned, to be over eighteen years of age, of sound mind and memory, and not acting under constraint or undue influence of any kind. In addition, each witness states that he or she is over eighteen years of age and mentally competent.



Linda Dillman

Residing at:

5620 N. Rogers Ave.

Chicago, IL 60646-6631



Greg Jacobson

Residing at:

4236 W. Harrington Lane

Chicago, IL 60646-3027

Exempt under the provisions of Paragraph (e) of Section 31-45 of the Real Estate Transfer Tax Law



Robert Hohenadel

Dated: December 9, 2020

State of Illinois) ss.
County of Cook)

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AFFIDAVIT

Robert Hohenadel, Linda Dillman, and Greg Jacobson, the GRANTOR/OWNER and the witnesses, respectively, whose names are signed to the foregoing Transfer on Death Instrument, being first duly sworn, do hereby declare to the undersigned authority that Robert Hohenadel signed and executed the foregoing instrument as his Transfer on Death Instrument pertaining to the residential realty located at 2233 Parkside Park Ridge, IL 60068-1033, and that he signed willingly and that he executed it as his free and voluntary act for the uses and purposes therein expressed; and that each witness states that he or she signed the foregoing Transfer on Death Instrument as witnesses in the presence and hearing of the GRANTOR/OWNER, in the presence and hearing of each other, and in the presence and hearing of the undersigned notary, and that to the best of his or her knowledge the GRANTORS/OWNER is over eighteen years of age, of sound mind and memory, and not acting under constraint or undue influence of any kind. In addition, each witness states that he or she is over eighteen years of age and mentally competent.

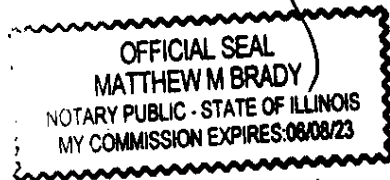
[Signature]
Robert Hohenadel
GRANTOR/OWNER

[Signature]
Witness

[Signature]
Witness

Subscribed, sworn and acknowledged before me by Robert Hohenadel, GRANTOR/OWNER, and by Linda Dillman and Greg Jacobson, witnesses, this 9th day of December 2020.

[Signature]
Notary Public



My commission expires: June 8, 2023