

# UNOFFICIAL COPY

## TRANSFER ON DEATH INSTRUMENT



\*2100519034\*

Doc# 2100519034 Fee \$39.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/05/2021 02:13 PM PG: 1 OF 2

THIS TRANSFER ON DEATH INSTRUMENT made this 14<sup>th</sup> day of March, 2020, by VESSELINA ROJANOVA of Hoffman Estates, County of Cook, State of Illinois (herein "Owner"), being the sole Owner of the following legally-described residential real estate located in Cook County, Illinois:

UNIT #2-309 IN STEEPLE HILL CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 1 OF HOFFMAN ESTATES APARTMENTS, A SUBDIVISION IN THE NORTHEAST ¼ OF SECTION 16, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF COVENANTS, EASEMENTS AND RESTRICTIONS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 23288100 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Property Identification Number: 07-16-200-045-1973

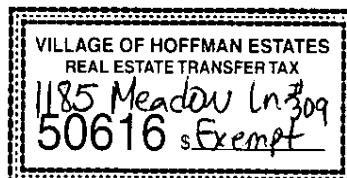
Property Address: 1185 Meadow Lane Apt. 309, Hoffman Estates, Illinois 60169

The Owner, being of competent mind and capacity, and waiving and releasing all rights under the homestead exemption laws of the State of Illinois, hereby conveys and transfers, effective on the death of the Owner last to die, the above-described real estate as joint tenants with rights of survivorship to:

DARINA V. VELITCHKOVA, of 1018 Coolidge Ave, Wheaton, IL 60189  
VANIA V. TANEVA, of 1486 E Oakton St, Des Plaines, IL 60018  
MAYA V. POPOVA, of Slancheva Poliana 3 Sliven, Sofia, Bulgaria  
VALERI S. VELITCHKOV, of 1018 Coolidge Ave., Wheaton, IL 60189

IN WITNESS WHEREOF, the said Owner has hereunto set her hand and seal the day and year first above written.

  
VESSELINA ROJANOVA



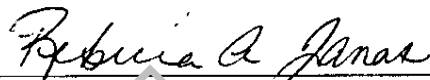
THIS TRANSACTION IS FOR LESS THAN \$100 CONSIDERATION AND EXEMPT UNDER PROVISIONS OF PARAGRAPH (e) OF SECTION 4 OF THE ILLINOIS REAL ESTATE TRANSFER TAX ACT.

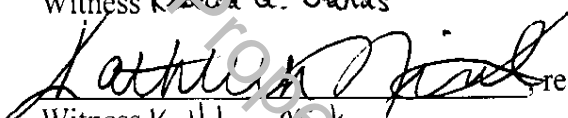
3/14/2020  
Date

  
Buyer, Seller or Representative

# UNOFFICIAL COPY

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

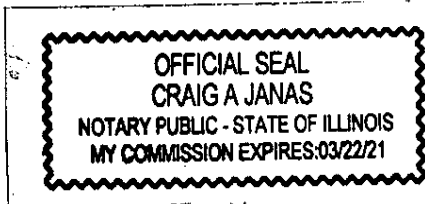
  
Witness Rebecca A. Janas, residing at 28 Bay Reef Drive, S. Barrington, IL 60010


  
Witness Kathleen Mink, residing at 28 Bay Reef Drive, S. Barrington, IL 60010

STATE OF ILLINOIS )  
  )  SS  
COUNTY OF COOK

I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY that VESSELINA ROJANOVA and witnesses, personally known to me to be the same persons whose names are subscribed on the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 14<sup>th</sup> day of March, 2020.



  
Notary Public

**THIS INSTRUMENT PREPARED BY:**  
Attorney Craig A. Janas  
28 Bay Reef Drive  
South Barrington, Illinois 60010

**RETURN TO:**  
Vesselina Rojanova  
1185 Meadow Lane, Apt. 309  
Hoffman Estates, Illinois 60169