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ILLINOIS TRANSFER ON DEATH INSTRUMENT

Doc#: 2106320419 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/04/2021 02:44 PM Pg: 1 of 3

NAME AND ADDRESS OF TAXPAYER:

Marcia Ann Dwyer

2434 W. Lunt Avenue, AG

Chicago, IL 60645

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On this date, February 10, 2021, Marcia Ann Dwyer (Single), residing at 2434 W. Lunt Avenue, A-G, Chicago, IL 60645 executes this transfer on death instrument. Marcia Ann Dwyer will transfer upon death the following residential real estate in its entirety:

Street Address: 2434 W. Lunt Avenue, A-G
City: Chicago
County: Cook
State: Illinois
Zip Code: 60645
Property Identification Number ("PIN"): 10-36-214-011-1001

a. UNIT A IN PARK CREST CONDOMINIUM AS DELINEATED ON SURVEY OF LOTS 1 TO 4 AND LOT 5 (EXCEPT THE EAST 16 FEET THEREOF) IN THE NES ADDITION TO MARGARET MARY MANOR, BEING A SUBDIVISION OF THE SOUTH 330 FEET (MEASURED FROM THE CENTER OF LUNT AVENUE) OF THE SOUTH 5 ACRES OF THE EAST 24 RODS OF THE NORTH 80 RODS OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT STRIKETHRU) ALSO THE SOUTH 8 FEET OF THE VACATED ALLEY LYING NORTH OF AND ADJOINING SAID LOTS 1 TO 4 AND LOT 5 (EXCEPT THE EAST 16 FEET OF LOT 5 AFORESAID) WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY BANK OF RAVENSWOOD, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 1, 1975 AND KNOWN AS TRUST NUMBER 1602 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEED OF COOK COUNTY, ILLINOIS AS DOCUMENT 2378450, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) ALL IN COOK COUNTY, ILLINOIS.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any, to:

Beneficiary Name, Relationship to Owner	Beneficiary Address	Share (%)
Laura Elizabeth Young, Daughter	6131 S University, Chicago, IL 60637	33
Lana Jane Spencer, Daughter	911 Sheridan Drive, Wauconda, IL 60084	33
Joanna Marguerite Laske, Daughter	1109 Clover, South Bend, Indiana 46615	33

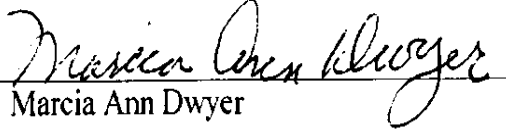
Upon my death, I transfer my interest in the above described property to the beneficiaries as designated above.

This instrument revokes any and all prior transfer on death instruments made by the above mentioned owner for the above mentioned residential real estate.

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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.


Marcia Ann Dwyer

February 10, 2021

Dated

Property of Cook County Clerk's Office

