



Doc# 2109819053 Fee \$39.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/08/2021 01:35 PM PG: 1 OF 2

PREPARED BY

ATTY. BENJAMIN E. STARKS
11528 S. HALSTED STREET
CHICAGO, IL 60628

PROPERTY OWNER INFORMATION

ROBERT MABANE, JR.
12851 S. NORMAL AVENUE
CHICAGO, IL 60628

TRANSFER ON DEATH INSTRUMENT (TODI)

PURSUANT TO §755 ILCS 7/1 ET. SEQ. (ILLINOIS RESIDENTIAL REAL PROPERTY TRANSFER ON DEATH INSTRUMENT

THIS TRANSFER ON DEATH INSTRUMENT (hereinafter referred to as "TODI"), which was executed on this

8TH day of APRIL in the year 2021, by ROBERT MABANE, JR.

DAY OF THE MONTH

MONTH

YEAR

NAME (S) OF PROPERTY OWNER(S)

NAME (S) OF PROPERTY OWNER(S)

who resides at 12851 S. NORMAL AVENUE, CHICAGO, IL 60628

being of sound mind and disposing memory, do hereby make, declare and publish this TODI stating as follows:

That the above referenced property owner(s) is/are the SOLE owner(s) of residential real estate under a duly recorded DEED, recorded 07/06/1999 as document 09643961 in the County of COOK

DATE DEED RECORDED

DOCUMENT NUMBER

COUNTY

WRITE LEGAL DESCRIPTION (BELOW OR ATTACH)

LOT 41 (EXCEPT THE SOUTH 13 FEET THEREOF) AND LOT 42 (EXCEPT THE NORTH 8 FEET THEREOF) IN BLOCK 5 IN NEW ROSELAND, BEING A SUBDIVISION OF PART OF FRACTIONAL SECTION 33 NORTH OF THE INDIAN BOUNDARY LINE AND PART OF FRACTIONAL SECTION 28 AND SECTION 33 OF THE INDIAN BOUNDARY LINE, ALL IN TOWNSHIP 37 NORTH, RANGE EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WITH THE PROPERTY IDENTIFICATION NUMBER (PIN) OF:

2 5 - 3 3 - 1 1 6 - 0 5 9 - 0 0 0

PROPERTY COMMONLY REFERRED TO ADDRESS:

12851 S. NORMAL AVENUE, CHICAGO, IL 60628

The owner(s), 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 the Owner last to die, the above-described real estate to:

BENEFICIARY DESIGNATION: ATTACH ADDITIONAL AS NEEDED

1 2 3

Name: BETTY JEAN MABANE (100%)

Address: 12851 S. NORMAL AVENUE

City/State: CHICAGO, IL 60628

UNOFFICIAL COPY

TRANSFER ON DEATH INSTRUMENT – PAGE 2 (TRANSFER TAX STAMP, EXEMPTION, WITNESS & NOTARY)

NAME OF OWNER

ROBERT MABANE, JR.

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

APRIL 8, 2021
DATE DOCUMENT EXECUTED

Robert Mabane, Jr.
SIGNATURE OF OWNER OR REPRESENTATIVE

DATE DOCUMENT EXECUTED

SIGNATURE OF OWNER OR REPRESENTATIVE

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.

TANYA WILMOT
WITNESS 1 PRINTED NAME

Tanya Wilmot
WITNESS 1 SIGNATURE

5536 S. Michigan, Chicago, IL 60637
WITNESS 1 ADDRESS

CHRISTOPHER WRIGHT
WITNESS 2 PRINTED NAME

Christopher Wright
WITNESS 2 SIGNATURE

18301 Stewart, Homewood, IL 60430
WITNESS 2 ADDRESS

NOTARY VERIFICATION

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a notary public in and for 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 on the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed, and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 8TH day APRIL, 2021.

NOTARY PUBLIC SIGNATURE: Benjamin E. Starks, Sr.

NOTARY PUBLIC STAMP:

