



Doc# 2110241021 Fee \$39.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/12/2021 11:48 AM PG: 1 OF 2

PREPARED BY:

Phillip S. Tarallo
Phillip S. Tarallo, P.C.
200 W. Higgins Road, Suite 300
Schaumburg, IL 60195

MAIL TAX BILL TO:

Robert Estrada, Jr.
Maria Elena Estrada
405 N. Oakmont Lane
Schaumburg, IL 60173

MAIL RECORDED DEED TO:

Phillip S. Tarallo
Phillip S. Tarallo, P.C.
200 W. Higgins Road, Suite 300
Schaumburg, IL 60195

Transfer on Death Instrument

Statutory (Illinois)

We, Robert Estrada, Jr. and Maria Elena Estrada, ("Owner") of 405 N. Oakmont Lane, Schaumburg, Illinois, being of sound mind and disposing memory, do hereby make, declare and publish this Transfer on Death Instrument stating as follows:

That we are the sole owners of residential real estate under a duly recorded Special Warranty Deed dated July 18, 1990 and recorded August 13, 1990, as document number 90391742, in the County of Cook, State of Illinois. The residential real estate is legally described as:

LOT 91 IN PLUMWOOD SUBDIVISION, BEING A SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 31, 1988 AS DOCUMENT 88231526, COOK COUNTY, ILLINOIS.

-Property Index Numbers:07-14-408-006 and 07-14-408-005
Property Address: 405 N. Oakmont Lane, Schaumburg, IL 60173

That under 755 ILCS 27/1 et. seq., the owner of a property may transfer residential real estate by a transfer on death instrument; as such, this transfer does not become effective until and at the time of death of the survivor of the Owners. We hereby waive and release all rights under the homestead exemption laws of the State of Illinois.

The Owners being of competent mind and capacity, and waiving and releasing all rights under the homestead exemption laws of the State of Illinois, hereby convey(s) and transfer(s), effective on the death of the Owners of the above-described residential real estate to:

S	y
P	2
S	y-1
M	UPS
SC	
E	y
INT	IKP

UNOFFICIAL COPY

ROBERT ESTRADA, JR. AND MARIA ELENA ESTRADA, AS TRUSTEES, OR THEIR SUCCESSOR TRUSTEES OF THE ROBERT ESTRADA, JR. AND MARIA ELENA ESTRADA LIVING TRUST DATED MARCH 3, 2021.

Signed this 3rd day of March, 2021.

Robert Estrada, Jr.
ROBERT ESTRADA, JR.

Maria Elena Estrada
MARIA ELENA ESTRADA

WITNESSES

The witnesses shall attest in writing that on the date thereof the owners executed the Transfer On Death Instrument in their presence as his or her own free and voluntary act, and that at the time of the execution of the witnesses believed the owners to be of sound mind and memory. Immediately thereafter, at the Owners request and in the Owners' presence and in the presence of each other, we signed our names as witnesses.

Witnesses

Addresses

Philip S. Tarrus
PHILIP S. TARRUS

residing at 841 DEWINGTON G.
HOFF. EST., IL 60189

Ann E. Fulk
ANN E. FULK

residing at 402 N. MACARTHUR BLVD
U. PROSPECT, IL 60056

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 ROBERT ESTRADA, JR. and MARIA ELENA ESTRADA and the above named witnesses, each of whom was either personally known to me or presented satisfactory evidence of identification in the form of Driver's License to be the same person whose name is subscribed to 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 3rd day of March, 2021



Lori L. Fulk
Notary Public