

UNOFFICIAL COPY

Doc#: 2116006066 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/09/2021 03:49 PM Pg: 1 of 4

Transfer on Death Instrument

Owners Name and Address and Taxes To:

DAVID RAMSETH
1130 Ontario Street, Unit A5
Oak Park, IL 60302

Beneficiary(ies) Name and Address:

SUSAN RAMSETH, 1130 Ontario Street, Unit A5, Oak Park, IL 60302

THIS TRANSFER ON DEATH INSTRUMENT made this 7th day of May 2021, by DAVID RAMSETH, an unmarried person, 1130 Ontario Street, Unit A5, Oak Park, IL 60302, being the sole Owner of the following described residential real estate located in Cook County, Illinois.

LEGAL DESCRIPTION:

SEE ATTACHED LEGAL DESCRIPTION

PERMANENT INDEX NUMBER (PIN): 16-07-112-014-1005

ADDRESS(ES) OF REAL ESTATE: 1130 Ontario Street, Unit A5, Oak Park, IL 60302

The Owner being of competent mind and capacity, 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 the above-described residential real estate, to:

| Grantee Beneficiaries | Interest (%) | Alternate Grantee Beneficiaries |
|-----------------------|--------------|---------------------------------|
| SUSAN RAMSETH | 100% | LAURA TIREAK 50% |
| | | ERIC RAMSETH 50% |

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



DAVID RAMSETH (SEAL)


THIS INSTRUMENT FILED FOR RECORD
BY ALLIANCE TITLE CORPORATION AS AN
ACCOMMODATION OWNER HAS NOT BEEN
EXAMINED AS TO ITS VALIDITY OR AS
TO THE EFFECT OF THE SAME.

ALLIANCE TITLE CORPORATION.

UNOFFICIAL COPY

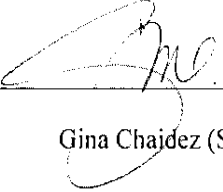
STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

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 his request and in his 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 sound of mind and memory, and under no undue influence.



 Connie Irizarry (Signature)

7222 W. Cermak, Ste. 701, North
 Riverside, IL



 Gina Chaidez (Signature)

7222 W. Cermak, Ste. 701, North
 Riverside, IL

Property of Cook County Clerk's Office

UNOFFICIAL COPY

LEGAL DESCRIPTION

PARCEL 1: UNIT NO. A-5 AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREIN REFERRED TO AS THE "PARCEL"):
LOT 12 IN BLOCK 7 IN KETTLESTRINGS ADDITION TO HARLEM IN THE NORTHERN PART OF THE NORTHWEST ¼ OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY THE AVENUE BANK AND TRUST COMPANY OF OAK PARK, AS TRUSTEE, UNDER A TRUST AGREEMENT DATED NOVEMBER 3, 1977 AND KNOWN AS TRUST NO. 1814 AND RECORDED IN THE OFFICE OF RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON DECEMBER 23, 1977 AS DOCUMENT NO. 24259124, TOGETHER WITH AND UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL OF THE PROPERTY AND SPACE COMPRISING ALL OF THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM OWNERSHIP AND SURVEY)

PARCEL 2: A PERPETUAL EASEMENT CONSISTING OF THE RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE AND RIGHT TO USE FOR PARKING PURPOSES SPACE(S) NO. 13 & 13A AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "A" TO SAID DECLARATION OF CONDOMINIUM OWNERSHIP.