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KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/13/2021 02:03 PM PG: 1 OF 4

TRANSFER ON DEATH INSTRUMENT

OWNER'S NAME AND ADDRESS AND TAXES TO:

Susan H. Kennedy
1386 Maroon Drive
Elgin, IL 60120

BENEFICIARY'S NAME & ADDRESS:

Gail Dusek 612 King Court, East Dundee,
IL 60118 and Liz Kich 1284 Rose Avenue,
Carol Stream, IL 60188

THIS TRANSFER ON DEATH INSTRUMENT made this 13th day of August, 2021, by Susan H. Kennedy, widowed and not remarried, of the City of Elgin, County of Cook and State of Illinois, (hereinafter "Owners") being the sole Owner of the following legally described residential real estate located in Cook County, Illinois:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: easements, covenants, restrictions of record and general taxes for the current and subsequent years.

Permanent Real Estate Index Number: 06-20-104-007-0000

Address of Real Estate: 1386 Maroon Drive, Elgin, IL 60120

Dated this 13th day of August, 2021

The Owner being of competent mind and having the legal capacity to execute this instrument hereby revoke all prior transfer on death instruments for the above described residential real estate and convey and transfer, effective on my death, the above described residential real estate transferred as follows:

To Gail Dusek, my friend and Liza Kich, my friend, as joint tenants, provided that should one of them desire to sell the property and one desire to retain the property, they shall obtain two appraisals from certified appraisers of the above described residential real estate, take an average of the two appraisals in order to arrive at a purchase price (hereinafter "Purchase Price") and the joint tenant who desires to retain the property shall purchase the other joint tenants' interest based upon the Purchase Price.

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

Susan H. Kennedy
Susan H. Kennedy

Exempt under provisions of Paragraph e
35 ILCS 200/31-45, Property Tax Code

August 13, 2021
Date


Susan H. Kennedy
Buyer, Seller, Representative

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STATE OF ILLINOIS)
)SS
COUNTY OF KANE)

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 their Transfer on Death Instrument in our presence and that we, at their request and in their presence and in the presence of each other, have signed our names as witnesses thereto, believing to best of our knowledge that the Owner was at the time of signing of sound mind and memory, and under no undue influence.



WITNESS

NAME: Lauren E. Jackson

ADDRESS: 1218 E. Main St., Suite B

St. Charles, IL 60174



WITNESS

NAME: Amanda Brumball

ADDRESS: 2001 Larkin Ave., Ste 202

Elgin, IL 60123

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STATE OF ILLINOIS, COUNTY OF KANE ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Susan H. Kennedy, Lauren E. Jackson as witness, and Ananda Brumball as witness, personally known to me to be the same persons whose names are 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 official seal, this 13th day of August, 20 21.



Kelsey Armstrong (Notary Public)

Prepared by:

Lauren E. Jackson
The Law Offices of Lauren E. Jackson
1218 E. Main St., Suite B
St. Charles, IL 60174

Mail to:

Lauren E. Jackson
The Law Offices of Lauren E. Jackson
1218 E. Main St., Suite B
St. Charles, IL 60174

Name and Address of Taxpayer:

Susan H. Kennedy
1386 Maroon Drive
Elgin, IL 60120

PROPERTY OF COOK COUNTY CLERK'S OFFICE

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Exhibit "A" – Legal Description

ALL OF LOT 60 LYING WESTERLY OF A LINE THAT IS 32.56 FEET WESTERLY OF THE NORTHEAST CORNER THEREOF (AS MEASURED ALONG THE NORTH LINE) AND 52.92 FEET (ARC) WESTERLY OF THE SOUTHEAST CORNER THEREOF (AS MEASURED ALONG THE SOUTH LINE) IN PARK WOOD II UNIT ONE, A SUBDIVISION OF PART OF SECTIONS, 17, 19 AND 20, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 30, 1979 AS DOCUMENT 24909976, IN COOK COUNTY, ILLINOIS.

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