

UNOFFICIAL COPY

PREPARED BY:

Scott J. Reinhardt, Attorney
2800 S. River Rd., Suite 430
Des Plaines, IL 60018



2131919028

Doc# 2131919028 Fee \$41.00

MAIL TAX BILL TO:

Ellen Sajdak
8973 Reserve Drive
Willow Springs, IL 60480

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

MAIL RECORDED DOCUMENT TO:

Scott J. Reinhardt
2800 S. River Rd., Suite 430
Des Plaines, IL 60018

DATE: 11/15/2021 01:11 PM PG: 1 OF 3

TRANSFER ON DEATH INSTRUMENT

Statutory (Illinois)

I, ELLEN SAJDAK, owner of 2911 N. Western Ave., Unit 404, Chicago, IL 60618 in Cook County, being of sound mind and disposing memory, do hereby revoke any prior Transfer on Death Instruments for the Property and hereby make, declare and publish this Transfer on Death Instrument stating as follows:

That I am the Owner of residential real estate ("Property") under a duly recorded Warranty Deed recorded April 29, 2010 as document number 1011933062 in the County of Cook, State of Illinois whereby I acquired title to the Property individually. The Property is legally described as:

See attached Exhibit A

Permanent Index Number(s): 14-30-116-023-1042

Property Address: 2911 N. Western Ave, Unit 404, Chicago, IL 60618

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 Owner. I hereby waive and release all rights under the homestead exemption laws of the State of Illinois.

Upon my death, I, ELLEN SAJDAK convey and transfer the Property to the then acting trustee of the LAWRENCE AND ELLEN SAJDAK TRUST dated October 6, 2021 to be added to the trust property and held and distributed in accordance with the terms of that agreement and any amendments made prior to my death.

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Signed this the 6th day of October, 2021

Ellen Sajdak
ELLEN SAJDAK

WITNESSES

We, the undersigned witnesses, hereby certify that the above Transfer on Death Instrument was on the date hereof signed and declared by the Owner as her Transfer on Death Instrument in our presence on the date it bears. Immediately thereafter, at the Owner's request and in the Owner's presence and in the presence of each other, we signed our names as witnesses thereto, believing to the best of our knowledge that the Owner executed the transfer on death instrument as her own free and voluntary act. We certify that we believed the Owner to be of sound mind and memory at the time of signing.

Witnesses
[Signature]
[Signature]

Addresses

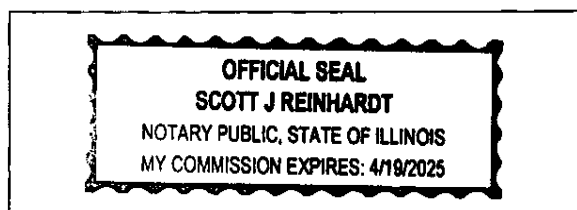
residing at 1055 Whitmore Dr
Romeoville IL 60446

residing at 2800 S. Green Rd
Deerfield IL 60015

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 ELLEN SAJDAK and the above named witnesses, each of whom was either personally known to me or presented satisfactory evidence of identification in the form of a Driver's License of the State of Illinois picture identification document 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 notarial seal this 6th day of October, 2021.



[Signature]
Notary Public

My commission expires on 4-19, 2025

Exempt under provisions of Paragraph E, Section 4, Real Estate Transfer Tax Act.

10-6-2021
Date

[Signature]
Representative

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Exhibit A

PARCEL 1: UNIT 404 IN THE RIVER WALK LOFTS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: CERTAIN PARTS OF LOTS IN BLOCK 9, IN CLYBOURN AVENUE ADDITION TO LAKEVIEW AND CHICAGO, IN SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN.

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00170100 AND AS AMENDED TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE OF P-15, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 00170100.

PARCEL 3: THE NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, USE AND ENJOYMENT UPON THE PROPERTY AS DEFINED, DESCRIBED AND DECLARED IN THE DECLARATION OF EASEMENTS AND COVENANTS RECORDED AS DOCUMENT NUMBER 00170099.