



MAIL RECORDED DEED TO:

James C. Siebert, Attorney at Law
Law Office of James C. Siebert, PC
3325 N Arlington Heights Rd, Ste 500
Arlington Heights, Illinois 60004

Doc# 2133416001 Fee \$41.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/30/2021 09:49 AM PG: 1 OF 3

TAXPAYER NAME & ADDRESS:

Douglas & Shadene Butchart
896 Huron Drive
Elgin, Illinois 60120

TRANSFER ON DEATH INSTRUMENT

Pursuant to §755 ILCS 27/1 et seq.

Illinois Residential Real Property Transfer on Death Instrument

We, **DOUGLAS A. BUTCHART** and **SHADENE BUTCHART** ("Owners" or "Joint Owners"), husband and wife, as tenants by the entirety, of the City of Elgin, County of Cook, in the State of Illinois, being of sound mind and disposing memory, do hereby make, declare, and publish this Transfer on Death Instrument as follows:

We are the joint owners of residential real estate under a duly recorded Warranty Deed dated October 20, 2021 and recorded October 28, 2021, as document number 2130145025, in the County of Cook, State of Illinois. The residential real estate is legally described as follows:

THE EAST 19 FEET OF LOT 22 AND ALL OF LOT 23 IN FOURTH ADDITION TO BLACKHAWK MANOR, BEING A RE-SUBDIVISION OF ALL THAT PART OF THE THIRD ADDITION TO BLACKHAWK MANOR LYING NORTH OF THE NORTH LINE OF ELMA AVENUE, EXCEPT THE NORTHERLY 60.0 FEET THEREOF AND ALSO EXCEPTING THAT PART LYING WESTERLY OF THE EAST 17.0 FEET OF LOT 422, AND ALL OF LOTS 423 AND 424, IN SECTION 6, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID FOURTH ADDITION TO BLACKHAWK MANOR REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLE OF COOK COUNTY, ILLINOIS, ON OCTOBER 6, 1959, AS DOCUMENT NUMBER 1889895.

Permanent Index Number: 06-06-115-037-0000
Address of Real Estate: 896 Huron Drive, Elgin, IL 60120

Hereby waiving and releasing any and all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. To have and to hold said premises as husband and wife, not as joint tenants or tenants in common, but as Tenants by the Entirety.

That under 755 ILCS 27/1 et. seq., the owner(s) 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 the second of the joint owners to die, and that under 755 ILCS 27/70, a transfer on death instrument shall not sever tenancy by the entirety.

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UNOFFICIAL COPY

We, **DOUGLAS A. BUTCHART** and **SHADENE BUTCHART**, Joint Owners, being of competent mind and capacity, hereby convey and transfer the above-described real estate as follows: FIFTY PERCENT (50%) interest to CRYSTAL ROSADO, of Santa Elena, Belize, per stirpes; TEN PERCENT (10%) to DIEDRE ROSADO, of Santa Elena, Belize, per stirpes; TEN PERCENT (10%) to JASON RODRIGUEZ, of Chicago, Illinois, per stirpes; TEN PERCENT (10%) to PHILIP RODRIGUEZ JR., of Chicago, Illinois, per stirpes; TEN PERCENT (10%) to DEXTER RODRIGUEZ, of Chicago, Illinois, per stirpes; and TEN PERCENT (10%) to SHAWN FABER, of Santa Elena, Belize, per stirpes, as Joint Tenants.

This Transfer on Death Instrument is revocable if revoked by all living joint owners and does not transfer any ownership of our real property until after the date of the second of us to die.

Pursuant to 755 ILCS 27/55(a)(1)(B), this instrument revokes all prior recorded instruments for the above-described real estate, specifically, the Warranty Deed dated October 20, 2021, and recorded Oct. 28, 2021, as document number 2130145025, in the County of Cook, State of Illinois.

Dated this 20 day of October, 2021.


DOUGLAS A. BUTCHART


SHADENE BUTCHART

We, the undersigned witnesses, hereby certify that the above Transfer on Death Instrument was signed and declared by Owners, **DOUGLAS A. BUTCHART** and **SHADENE BUTCHART**, in our presence on the date hereof, as their Transfer on Death Instrument. Immediately thereafter, at Owners' request and in Owners' presence and in the presence of each other, we signed our names as witnesses. We certify that we believe Owners to be of sound mind and memory at the time of signing and that Owners executed this document as their own free and voluntary act.


Witness Signature

Sara A. Claypool
Print Witness Name
4424 N. Opal Ave
Norridge, Illinois 60706

Street Address

City, State ZIP


Witness Signature

Kyle Siebert
Print Witness Name
2806 N. Oakley Ave
Apt. #207
Chicago, Illinois 60618

Street Address

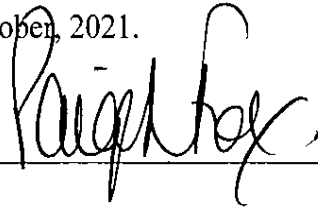
City, State ZIP

UNOFFICIAL COPY

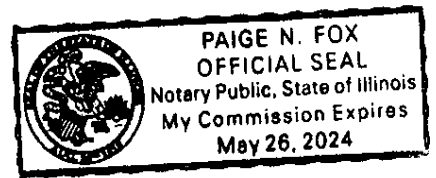
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that **DOUGLAS A. BUTCHART** and **SHADENE BUTCHART**, Owners, and the above-named witnesses, each of whom was personally known to me or presented satisfactory evidence of identification in the form of a State of Illinois Driver's License, to be the same persons whose names are subscribed to the foregoing instrument, appeared before me on this day, in person, and acknowledged that they signed, sealed, and delivered said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 20th day of October, 2021.



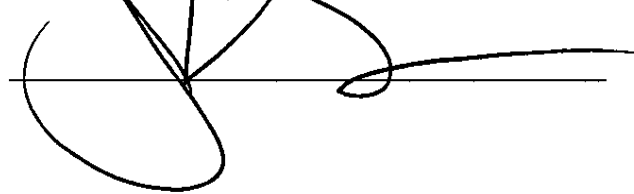
Notary Public



COUNTY - ILLINOIS TRANSFER STAMPS
Exempt Under 35 ILCS 200/31-45
Paragraph E of the Illinois
Real Estate Transfer Tax Law
Date: October 20, 2021

Prepared by:

JAMES C. SIEBERT, ESQ.
3325 N. Arlington Heights Road
Arlington Heights, Illinois 60004



Property of Cook County Clerk's Office