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DOCUMENT TYPE TO BE RECORDED

TRANSFER ON DEATH INSTRUMENT

PROPERTY OWNER NAME(S)/FUTURE GRANTOR(S)

MS. MILLE J. MARTIN (UNMARRIED WOMAN)

PROPERTY IDENTIFICATION NUMBER:

**25-03-201-045-000**0



Doc# 2205645007 Fee \$41.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/25/2022 12:07 PM PG: 1 OF 4

#### <u>BENEFICIARIES & FUTURE GRANTEES</u>

MR. MICHAEL MARTIN (50%)

MR. SCOTT MARTIN (50%)

AS JOINT TENANTS W/ RIGHT OF SURVIVORSHIP (WITH INSTRUCTIONS IN LAST WILL & TESTAMENT)

REAL PROPERTY TRANSFER ON DEATH INSTRUMENT PURSUANT TO §755 ILCS 27/ & REVOCATION OF PREVIOUSLY RECORDED TRANSFER ON DEATH INSTRUMENT DOC #1833418145

I, MS. MILLE J. MARTIN (A WIDOWED WCMAN, NOT SINCE REMARRIED), the owner of the REAL PROPERTY located at 548 EAST 87TH PLACE, in CHICAGO, ILLINOIS 60619 within COOK COUNTY and situated in HYDE PARK TOWNSHIP do now hereby declare that on this 22ND DAY OF FEBRUARY, IN THE YEAR 2022 that while under sound mind and memory, while also of full competency do now REVOKE AND RESCIND MY PREVIOUS TRANSFER ON DEATH INSTRUMENT, RECORDED WITH THE COOK COUNTY RECORDER OF DEEDS OFFICE ON NOVEMBER 30TH, 2018 AS DOCUMENT NUMBER: 1833418145 and do now designate that LIPON MY DEATH, I designate the above-referenced BENEFICIARIES are to IMMEDIATELY become the owners of the below-described REAL PROPERTY. Furthermore, I also acknowledge that when said transfer occurs, I ALSO relinquish ALL HOMESTEAD RIGHTS to the named BENEFICIARIES for the following REAL PROPERTY TO WIT:

<u>COMMONLY KNOWN ADDRESS TO BE TRANSFERRED UPON THE DEATH OF MS. MILLE J. MARTIN:</u>

## 548 EAST 87TH PLACE, CHICAGO, ILLINOIS 60619

LEGAL DESCRIPTION OF PROPERTY:

SEE ATTACHED P.4

Preparer's Name & Info/address/website:

THE LAW OFFICES OF MARIO A. REED

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625 EAST 170TH STREET, UNIT 2 EAST SOUTH HOLLAND, ILLINOIS 60473 www.lawofficesofmarioareed.com

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# RESIDENTIAL TRANSFER ON DEATH INSTRUMENT PAGE 2 OF 4

FINALLY, I, <u>MS. MILLE J. MARTIN</u> (A WIDOWED WOMAN, NOT SINCE REMARRIED), the owner of the aforementioned REAL PROPERTY situated in the STATE OF ILLINOIS, do also hereby declare that the property should pass to the following BENEFICIARIES as JOINT TENANTS WITH A RIGHT OF SURVIVORSHIP in FEE SIMPLE as TO THEIR DESIGNATED INTEREST.

### BENEFICIARY A (OWNING A 50% INTEREST IN FEE SIMPLE):

MR. MICHAEL MARTIN - of 300 ALPINE ST, UNIT 4, IN PASADENA, CALIFORNIA 91106

BENEFICIARY B (OWNING A 50% INTEREST IN FEE SIMPLE):

MR. SCOTT MARTIN - of 4800 S CHICAGO BEACH DRIVE, IN CHICAGO, ILLINOIS 60615

FURTHERMORE, I, MS. MILLE J. MARTIN (A WIDOWED WOMAN, NOT SINCE REMARRIED), the owner of the aforementioned REAL PROPERTY situated in the STATE OF ILLINOIS, do also hereby declare that in the event my AFOREMENTIONED BENEFICIARIES die before I do, or at the same time as I do, I then designate that the property should pass to the

## FOLLOWING CONTINGENCY BENEFICIARIES:

MR. MICHAEL MARTIN'S 50% IS TO PASS TO MR. CHASE CHOI-MARTIN MR. SCOTT MARTIN'S 50% IS TO PASS TO MS. TIRZAH MARTIN & MR. EZRA MARTIN



MS. MILLE J. MARTIN of 3427 VOLLMER RD, FLOSSMOOR, IL 60422

Signed, Tuesday, Feb. 22nd, 2022

PREPARED BY THE LAW OFFICES OF MARIO A. REED I 625 E. 170TH ST., UNIT 2E, SOUTH HOLLAND, ILLINOIS 60473 I www.lawofficesofmarioareed.com | 708.808.0814 | marioareed@outlook.com

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### RESIDENTIAL TRANSFER ON DEATH INSTRUMENT PAGE 3 OF 4

#### **WITNESS DECLARATION SECTION:**

WE, the undersigned witnesses, hereby certify that the foregoing REAL PROPERTY TRANSFER ON DEATH INSTRUMENT was executed on the below indicated date, by MS. MILLE J. MARTIN (A WIDOWED WOMAN, NOT SINCE REMARRIED), as her REAL PROPERTY TRANSFER ON DEATH INSTRUMENT, in our presence, and that we, at her request, and in the presence of one another, have signed our names as witnesses thereto, believing to the best of our knowledge, MS. MILLE J. MARTIN (A WIDOWED WOMAN, NOT SINCE REMARRIED) was at the time of her signing, of sound mind and memory, while free of any visible undue coercion, intimidation or influence.

WITNESS NUMBER ONE INFO:

WITNESS NUMBER TWO INFO:

## Ms. Claudia E. Chavez

PRINT NAME ABOVE: (WITNESS NUMBER ONE)

<u>Ms. Jamica N. Davis</u>

PRINT NAME ABOVE: (WITNESS NUMBER TWO)

625 E. 170th St., South Holland, 1250473

PRINT ADDRESS ABOVE: (WITNESS NUMBER ONE)

625 E. 170th St., South Holland, Il 60473

PRINT ADDRESS ABOVE: (WITNESS NUMBER TWO)

SIGNATURE ABOVE: (WITNESS NUMBER ONE)

SIGNATURE ABOVE: (WITNESS NUMBER TWO)

**NOTARY VERIFICATION SECTION:** 

STATE OF ILLINOIS )

) SS

COUNTY OF COOK )

THE LAW OFFICES OF MARIO A. REED The Education Esquire

I, MARIO A. REED, ESQ., the undersigned NOTARY PUBLIC in and for the above-referenced COUNTY & STATE, DO HEREBY CERTIFY that MS. MILLE J. MARTIN, as well as the ABOVE-REFERENCED WITNESSES, personally known to me to be the same persons whose names are subscribed on the foregoing ILLINOIS RESIDENTIAL TRANSFER ON DEATH INSTRUMENT, did appear before me on TUESDAY, FEBRUARY 22ND, 2022, and acknowledged that they signed, sealed and delivered this REAL PROPERTY TRANSFER ON DEATH INSTRUMENT as given under my hand and notarial seal on the below-referenced date.

AFFIX NOTARY STAMP BELOW

OFFICIAL SEAL

MARIO A REED

NOTARY PUBLIC, STATE OF ILLINOIS

MY COMMISSION EXPIRES: 9/25/2025

NOTARY SIGNATURE OF MARIO A. REED, ESQ.:

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#### RESIDENTIAL TRANSFER ON DEATH INSTRUMENT PAGE 4 OF 4

## ATTACHED LEGAL DESCRIPTION

THE WEST SIX (6) FEET OF LOT TWENTY-SEVEN (27) AND TWENTY-EIGHT (28) IN BLOCK TWENTY-SEVEN (27), IN S.E. GROSS' SUBDIVISION OF BLOCKS TWENTY-SEVEN (27) TO FORTY-TWO (42), BOTH INCLUSIVE OF DAUPHIN PARKS SECOND (2ND) ADDITION, BEING A SUBDIVISION OF THE WEST HALF (1/2) OF THE NORTHEAST QUARTER (1/4) OF SECTION THREE (3), TOWNSHIP THIRTY-SEVEN (37) NORTH, RANGE FOURTEEN (14), EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.



PREPARED BY THE LAW OFFICES OF MARIO A. REED I 625 E. 170TH ST., UNIT 2E, SOUTH HOLLAND, ILLINOIS 60473 I www.lawofficesofmarioareed.com I 708.808.0814 I marioareed@outlook.com