

UNOFFICIAL COPY

**Owner's Name and Address
and Mail Tax Bill to:**

Mary Banks
18216 Lange St., Unit 2D
Lansing, IL 60438

**Beneficiary's Name and
Address:**

Vanessa Banks
6441 N. Newgard Ave.
Chicago, IL 60626



2209708036

Doc# 2209708036 Fee \$41.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/07/2022 11:58 AM PG: 1 OF 2

For Recorder's Use Only

TRANSFER ON DEATH INSTRUMENT

THIS TRANSFER ON DEATH INSTRUMENT is made this 30th day of March, 2022, by **Mary Banks**, of the City of Lansing, County of Cook, State of Illinois (herein "Owner"), being the sole Owner of the following legally-described real estate located in Cook County, Illinois:

Unit 18216-2D in St. John's Commons Condominium, as delineated on a plat of survey of the following described tracts of land: Certain lots in Delton and Lange's Subdivision of lands in the Northwest corner of the Southeast Fractional Quarter of Section 32, Township 36 North, Range 15 east of the Third Principal Meridian, in Cook County, Illinois, which plat of survey is attached as Exhibit "A" to the declaration of Condominium recorded June 10, 1997 as Document 97-410753 as amended, together with its undivided percentage interest in the common elements.

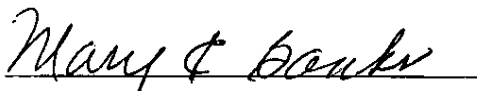
Property Identification Number: 30-32-409-134-1024

Property Address: 18216 Lange St, Unit 2D, Lansing, IL 60438

The Owner, being of competent mind and capacity, and 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 real estate to:

Vanessa Ann Banks, currently of 6441 N. Newgard Ave., Chicago IL 60626

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


MARY BANKS, Owner

WITNESSES

We, the undersigned witnesses, hereby certify that the above Transfer on Death Instrument was on

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the date thereof signed and declared by the Owner as her Transfer on Death Instrument in our presence and that we, at her request and in her 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 of sound mind and memory, and under no undue influence.

Harry J. Hillman
(Witness signature)

Joseph C. Strzalka
(Witness signature)

Witness Name Harry J. Hillman
Address: 17725 Broadway #303
City, State, Zip Lansing, Ill 60438

Witness Name Joseph C Strzalka -Steil
Address: 5812 N. Merrimac Ave
City, State, Zip Chicago, IL 60646

STATE OF ILLINOIS)
) 35
COUNTY OF COOK)

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Owner and witnesses personally known, or proven, to me to be the same persons whose names are subscribed on 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 30th day of March, 2022.

Mary Alice C. Strzalka
Notary Public



Exempt under provisions of 33 ILCS 200/31-45, Paragraph E, Illinois Real Estate Transfer Tax Law and Cook County Ordinance 95104 Paragraph E.
3/30/2022 Mary Alice C. Strzalka, atty
Date Transferor or Representative

Document Prepared by and
After Recording Please Send to:
Mary Alice C. Strzalka, JD
6650 N. Northwest Hwy, Ste 106
Chicago IL 60631-1362
773-631-9215
StrzalkaLaw@maslawoffice.com

Send Subsequent Tax Bills to:
Mary Banks
18216 Lange St., Unit 2D
Lansing, IL 60438