

UNOFFICIAL COPY

Doc#. 2230433024 Fee: \$51.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/31/2022 09:22 AM Pg: 1 of 2

PREPARED BY:
Julia Jensen Smolka
Robbins DiMonte, Ltd.
216 W. Higgins Road
Park Ridge, Illinois 60068

MAIL TAX BILL TO:
Kun Chae Bae
Myoung Hwa Bae
19 Rolling Ridge
Northfield, Illinois 60093

MAIL RECORDED INSTRUMENT TO:
Julia Jensen Smolka
Robbins DiMonte, Ltd.
216 W. Higgins Road
Park Ridge, Illinois 60068

TRANSFER ON DEATH INSTRUMENT

Statutory (Illinois)

We, Kun Chae Bae and Myoung Hwa Bae, husband and wife, ("Owners"), of 19 Rolling Ridge, Northfield, Cook County, Illinois, 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 we are the Owners of residential real estate ("Property") under a duly recorded Trustee's Deed dated September 18, 1987 and recorded September 25, 1987 as document number 37525556 in the County of Cook, State of Illinois whereby we own title to the Property as Joint Tenants. The Property is legally described as:

PARCEL 1:

THE WEST 159 FEET OF LOT 25 IN COUNTY CLERK'S DIVISION OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 2, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE WEST 159 FEET OF LOT 10 IN COUNTY CLERK'S DIVISION OF SECTION 23, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Index Number: 04-14-405-005-0000 and 04-23-200-021-0000
Property Address: 19 Rolling Ridge, Northfield, Illinois 60093

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 survivor of the Owners. We hereby waive and release all rights under the homestead exemption laws of the State of Illinois.

Upon the death of both Kun Chae Bae and Myoung Hwa Bae, then if Kun Chae Bae shall have survived Myoung Hwa Bae, we convey and transfer the Property to the then acting trustee of the Kun Chae Bae Trust dated October 10, 1988 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 the death of Kun Chae Bae or in the event Myoung Hwa Bae shall have survived Kun Chae Bae, we convey and transfer the Property to the then acting trustee of the Myoung Hwa Bae Trust dated October 10, 1988 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 the death of Myoung Hwa Bae. In the event of a simultaneous death, the survivorship provision of the living trusts of the Owners shall control survivorship.

UNOFFICIAL COPY

Signed this the 27th day of October, 2022.

Kun Chae Bae
Kun Chae Bae

Myoung Hwa Bae
Myoung Hwa Bae

WITNESSES

We, the undersigned witnesses, hereby certify that the above Transfer on Death Instrument was on the date hereof signed and declared by the Owners as their Transfer on Death Instrument in our presence on the date it bears. Immediately thereafter, at the Owners' request and in the Owners' 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(s) executed the transfer on death instrument as his/her/their own free and voluntary act. We certify that we believed the Owners to be of sound mind and memory at the time of signing.

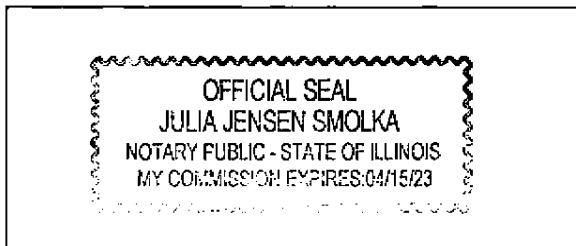
Witnesses
[Signature]
Jeana Ironina

Addresses
residing at 216 W. Higgins Road
Park Ridge, Illinois 60068
residing at 216 W. Higgins Road
Park Ridge, Illinois 60068

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 Kun Chae Bae and Myoung Hwa Bae, and the above named witnesses, each of whom was either personally known to me or presented satisfactory evidence of identification in the form of Driver's License, State of Illinois picture identification document or _____ 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 25th day of August, 2022.



[Signature]
Notary Public

My commission expires on April 15, 2023.

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

October 27, 2022
Date

[Signature]
Representative