

UNOFFICIAL COPY

TRANSFER ON DEATH INSTRUMENT

NAME/ADDRESS OF OWNER/TAXPAYER:

Sergio Herrera
Magali Mercado
5133 S. Major Ave
Chicago, IL 60638

PREPARED BY/MAIL TO:

Dominick Villa
5115 S. Sayre Ave
Chicago, IL 60638



Doc# 2232022002 Fee \$41.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/16/2022 10:24 AM PG: 1 OF 2

THIS TRANSFER ON DEATH INSTRUMENT is made this 30th day of September 2022, by Sergio Herrera and Magali Mercado (individually "Owner" and jointly "Owners"), husband and wife, as tenants by the entirety, of City of Chicago, County of Cook, State of Illinois, being the sole owners of the following described residential real estate located in Cook County, Illinois, to wit:

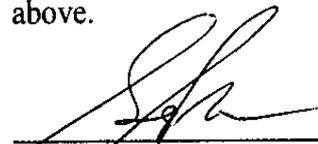
LOT 35 AND THE NORTH ½ OF LOT 34 IN BLOCK 2 IN CRANE ARCHER AVENUE HOME ADDITION TO CHICAGO, A SUBDIVISION IN THE SOUTHEAST ¼ OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTHERLY OF THE CENTER LINE OF ARCHER AVENUE IN COOK COUNTY, ILLINOIS.

Address of Property: 5133 S. Major Ave, Chicago, Illinois 60638
Property Index Number: 19-08-406-052-0000

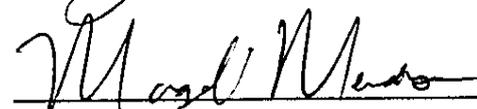
Owners, being of competent mind and capacity, and waiving and releasing all rights under the homestead exemption laws of the State of Illinois, if applicable, do hereby convey and transfer, effective on the date of death of Owner last to die, the above-described residential real estate to the then-acting trustee of the Herrera Family Trust dated September 30, 2022, as may be amended and restated.

This Transfer on Death Instrument may be revoked at any time by a written instrument signed by both Owners, if they are both alive and competent, or by the remaining Owner in the case only one Owner is alive and competent, and provided such writing is prepared and recorded pursuant to then-applicable law.

IN WITNESS WHEREOF, said Owners have hereunto set their hand and seal the day and year first written above.



Sergio Herrera, Owner



Magali Mercado, Owner

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

We, the undersigned witnesses, hereby certify that the above Transfer on Death Instrument was on the date thereof signed and declared by Magali Mercado and Sergio Herrera as their Transfer on Death Instrument as their own free and voluntary act in our presence and that we, at their request and in their presence and in the presence of each other, have signed our names as witnesses thereto, believing to the best of our knowledge that Magali Mercado and Sergio Herrera were at the time of signing of sound mind and memory, and under no undue influence.

Dated: September 29, 2022

Sarah Carpenter Villa
Sarah Carpenter Villa
6919 38th Pl, Berwyn, IL 60402

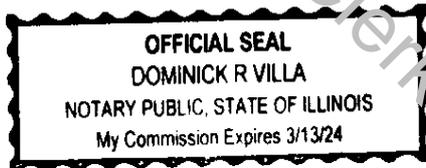
Christinia M. Carpenter
Christinia M. Carpenter
6735 W Scrub Oak West Jordan
UT 84081

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 the above Owners and witnesses, personally known to me 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 official seal on
September 30, 2022

Dominick R Villa
Notary Public



Property of Cook County Clerk's Office