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Doc#. 2234228035 Fee: \$51.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/08/2022 09:44 AM Pg: 1 of 2

TRANSFER ON DEATH INSTRUMENT

Owner's Name and address and taxes to

Efren Cuevas
2836 S. Troy St.
Chicago, IL 60623

Beneficiary's name and address:

Maria I. Martinez
13308 S. Commercial Ave.
Chicago, IL 60633

THIS TRANSFER ON DEATH INSTRUMENT made this 21 day of November 2022, by EFREN CUEVAS, of 2836 S. Troy St., Chicago, IL 60623, being the owners of the following legally described residential real estate located in Cook County, Illinois:

Lot 8 in the subdivision of Blocks 20 and 21 in the Superior Court Commissioners Partition of the west half of the southwest quarter of Section 25, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Real Estate Index Number(s): 16-25-307-012-0000

Address(es) of Real Estate: 2836 S. Troy St., Chicago, IL 60623

The Owners being of competent mind and capacity, and waiving and releasing all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, hereby convey and transfer, effective on the death of the Owner last to die, the above described residential real estate, to:

MARIA I. MARTINEZ, *per stirpes*.

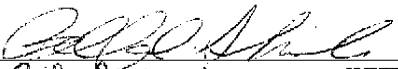
IN WITNESS WHEREOF, the said Owner has hereunto set her hand and seal the day and year first above written.




EFREN CUEVAS

State of Illinois)
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 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.



Balfar Arceveda, WITNESS
Signed at: 2015 W Fullerton, Chicago, IL 60647



Adriana Herrera, WITNESS
Signed at: 2015 W Fullerton, Chicago, IL 60647

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State of Illinois)
) ss
County of Cook)



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY EFREN CUEVAS, Peter Ancharada (witness), and Adriana Herrera (witness), personally known to me to be the same person(s) whose name(s) 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 29 day of November, 2022.

Megan Elizabeth Nolan (Notary Public) Commission Expires 7/28/2023

Property of Cook County Clerk's Office

This instrument was prepared by:
Bell & Shah, LLC
2015 W. Fullerton Ave.
Chicago, Illinois 60647