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2302057024

**TRANSFER ON DEATH
INSTRUMENT**

Doc# 2302057024 Fee \$41.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/20/2023 12:05 PM PG: 1 OF 2

I, WILLIAM T. LEHMAN, being of sound and competent mind, capacity and disposing memory of

1500 N BOSWORTH ST., UNIT # 3R CHICAGO, IL 60611, do hereby state that I am the owner of the Property commonly identified as 1500 BOSWORTH ST., UNIT 3R CHICAGO, IL 60611(the "PROPERTY"), pursuant to a Deed recorded as Doc # 1002644028 and I make this Transfer on Death Instrument this 18 day of January, 2023, as the Owner of Record of the PROPERTY which is legally and more particularly described herein below:

THE ABOVE SPACE FOR RECORDER'S USE ONLY

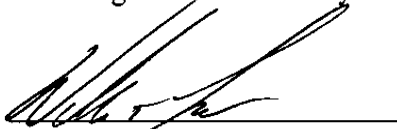
Permanent Index Number (PIN): 17-05-100-066-1003

Commonly known as: 1500 N BOSWORTH ST., UNIT 3R CHICAGO, IL 60611

That pursuant to 755 ILCS 27/1 et seq., the Owner of a property may transfer residential real estate by a transfer on death instrument. Now therefore, I, **WILLIAM T. LEHMAN**, being of sound and competent mind, capacity and disposing memory do hereby state and direct that upon my death, the PROPERTY shall be distributed to my wife, **TRICIA SANDERS**; provided that in the event my wife, Tricia, is not living on the date of my death, I direct that the PROPERTY be distributed in shares of equal value to my children, namely, **NIKOLAS LEHMAN**, my son and **SCARLETTE LEHMAN**, my daughter; provided that in the event Nikolas or Scarlette is not living on the date of my death, I direct that the share which would have been allocated to him or her, if living, be distributed to his or her descendants in shares of equal value; provided that in the event Nikolas or Scarlette is not living on the date of my death and has no living descendants, I direct that the share which would have


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been allocated to him or her, if living, be distributed to the survivor of Nikolas and Scarlett, who shall be living on the date of my death, Per Stirpes to his or her descendants.


 WILLIAM T. LEHMAN

Statement of witnesses: I hereby certify that **WILLIAM T. LEHMAN** freely and voluntarily signed this instrument in our presence and each witness then signed in the presence of each other. We believe **WILLIAM T. LEHMAN** to be of sound and competent mind, capacity and disposing memory, of legal age, and under no constraint or undue influence of any kind.


 Witness Signature


 Witness Printed Name

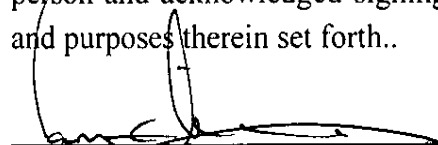
3135 W 95th, Evergreen Park, IL 60805
 Witness Address

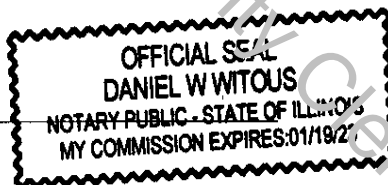

 Witness Signature

Leah Ostry
 Witness Printed Name

3135 W 95th St, Evergreen Park, IL 60805
 Witness Address

I, the undersigned, a Notary Public, of Cook County, Illinois, hereby certify that **WILLIAM T. LEHMAN** personally known to me appeared before me this 18 day of January, 2023, in person and acknowledged signing and delivering this instrument freely and voluntarily for the uses and purposes therein set forth..


 Notary Public

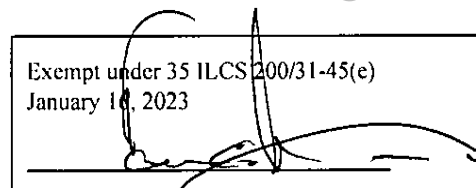


Prepared by:

Name: Daniel W. Witous, esq
 Address: 3135 W 95th St
 City, State, Zip: Evergreen Park, IL 60805

Send subsequent tax bills to:

Name: William T. Lehman
 Address: 1500 N Bosworth St, #3R
 City, State, Zip: Chicago, IL 60611

Exempt under 35 ILCS 200/31-45(e)
 January 18, 2023

 Representative