

UNOFFICIAL COPY

Prepared By, Mail Tax Statements To:

Jonathan Hill
2700 Maryland Ave
Flossmoor, IL 60422

When Recorded, Mail To:

Attention: MetLife Legal Plans, Inc. Deeds
8940 Main Street, Suite 2
Clarence, NY 14031

Parcel Identification Number:

31-12-215-001-0000

Doc#: 2304108134 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 02/10/2023 12:12 PM Pg: 1 of 4

REVOCABLE TRANSFER ON DEATH INSTRUMENT

Illinois Compiled Statutes 27/1 et seq.

Owners Making this Deed

Jonathan Hill

and Kristen B Hill, aka Kristen Hill

a married couple whose address is 2700 Maryland Ave, Flossmoor, IL 60422.

Legal Description of the Property

See Exhibit A

Parcel Identification Number: 31-12-215-001-0000

Address of the Property

2700 Maryland Ave, Flossmoor, IL 60422, Cook County

Beneficiaries

We, the owners of the property, are married to each other and are both signing this instrument. Each of us designates the other as primary beneficiary.

Together, we designate the following alternate beneficiaries:

Trowa Hill, whose address is 2700 Maryland Ave, Flossmoor, IL 60422

Quillan Hill, whose address is 2700 Maryland Ave, Flossmoor, IL 60422

Freja Hill, whose address is 2700 Maryland Ave, Flossmoor, IL 60422

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Transfer on Death

We, Jonathan Hill and Kristen B Hill, each of sound mind and memory, hereby revoke any prior transfer on death instrument made by either or both of us for the above described residential real estate. Effective on the death of the first of us, the deceased conveys and transfers such residential real estate, free of any claim of homestead exemption under the laws of the State of Illinois, to the survivor among us. Effective on the death of the survivor among us, the survivor among us conveys and transfers (or, in the event of our simultaneous deaths, we convey and transfer) such residential real estate, free of any claim of homestead exemption under the laws of the State of Illinois, to the alternate beneficiaries.

[SIGNATURE PAGE FOLLOWS]

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Names and Signatures of Owners Making this Instrument:

[Signature]
Jonathan Hill

2/1/2023
Date

[Signature]
Kristen B Hill

2/1/2023
Date

Witnesses

On this 1st day of February, 2023, Jonathan Hill and Kristen B Hill executed this transfer on death instrument in our electronic presence. We declare that to the best of our knowledge, such execution of this instrument was a free and voluntary act and that we believe Jonathan Hill and Kristen B Hill to be of sound mind and memory at the time of the execution.

First Witness
[Signature]
Signature

Corene S Gabot
Printed name

2/1/2023
Date

5600 E Russell Rd, Unit 914
Address

Las Vegas, NV, 89122
Address

Second Witness
[Signature]
Signature

Robert Silverman
Printed name

2/1/2023
Date

293 Via Del Duomo
Address

Henderson, NV, 89011
Address

Acknowledgment of Notary Public

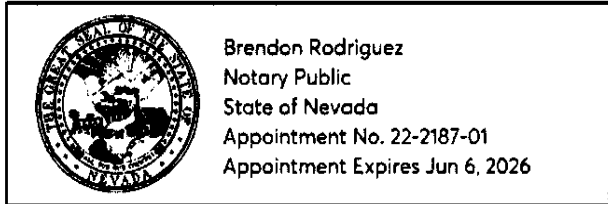
STATE OF Nevada
COUNTY OF Clark

I, the undersigned, a Notary Public in and for the said County, in the State of Nevada, DO HEREBY CERTIFY that Jonathan Hill and Kristen B Hill and the above named witnesses, namely Corene S Gabot and Robert Silverman, each of whom is either personally known to me or presented satisfactory evidence of identification, appeared before me this day by means of audio/visual communication and acknowledged that they signed, sealed, and delivered this instrument as their free and voluntary act, for the uses and purposes herein set forth, including the release and waiver of the right of homestead.

GIVEN UNDER my hand and notarial seal this 1st day of February, 2023.

[Signature]
Signature

Brendon Rodriguez
Printed Name



Notary seal

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EXHIBIT A LEGAL DESCRIPTION

The following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 1 IN BLOCK 7 IN HEATHER HILL 1ST ADDITION BEING RAYMOND L. LUTGERT'S SUBDIVISION OF PART OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 5, 1964 AS DOCUMENT 19064933, IN COOK COUNTY, ILLINOIS.

Parcel ID No. 31-12-215-001-0000

Property commonly known as: 2700 MARYLAND AVE, FLOSSMOOR, IL 60422

Property of Cook County Clerk's Office