

UNOFFICIAL COPY

Doc#: 2306640074 Fee: \$51.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/07/2023 11:03 AM Pg: 1 of 2

TRANSFER ON DEATH INSTRUMENT

This Transfer on Death Instrument made on February 16, 2023, by Adam Stanczak (Name of Owner or Owners, hereafter "Owner"), of 810 S Elmwood Avenue, Oak Park, County of Cook, and State of Illinois, being the Owner of the residential real estate legally described below (or attached as an exhibit) located in Cook County, Illinois.

Legal Description:

LOT 25 IN BLOCK 4 IN S.T. GUNDERSON AND SON'S ADDITION TO OAK PARK, BEING A SUBDIVISION OF THE EAST HALF OF LOT 4 IN THE SUBDIVISION OF SECTION 18 TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE WEST HALF OF THE SOUTHWEST QUARTER THEREOF), IN COOK COUNTY, ILLINOIS.

Property Address: 810 S Elmwood Avenue, Oak Park, IL 60304

Permanent Index Number(s): 16-18-231-004-0000

The Owner, being of competent mind and capacity, and waiving and releasing all rights under the homestead exemption laws of the State of Illinois, conveys and transfers, effective on the death of the Owner, the above-described residential real estate, provided that the owner is the last to die of all joint owners of the above described residential real estate, to the following Beneficiary:

Beneficiary(s): the then acting trustee of the Adam Stanczak Trust dated February 16, 2023, and any amendments thereto

IN WITNESS WHEREOF, Owner has executed this Transfer on Death Instrument on the date above written.



Adam Stanczak

On this day, February 16, 2023, Julia Stanczak, spouse of Adam Stanczak, hereby waives and releases all rights under the homestead exemption laws of the State of Illinois

Transfer on Death Instrument

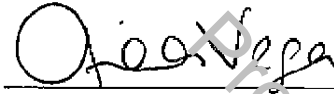
UNOFFICIAL COPY



Julia Stanczak

STATE OF ILLINOIS, COUNTY OF DUPAGE ss.

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 the Owner's Transfer on Death Instrument in our presence, and that we, at the Owner's request and in the Owner's 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 signed this Transfer on Death Instrument as his or her own free and voluntary act and that the Owner was of sound mind and memory at the time of signing.



Arianna Vega

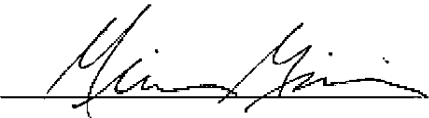


Jessica Lopez

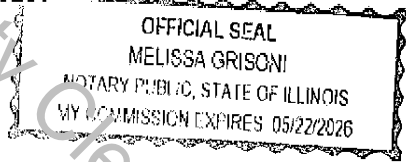
STATE OF ILLINOIS, COUNTY OF DUPAGE ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT the above Owner 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, this 16th day of February, 2023.



(Notary Public)



Prepared by: Melissa Grisoni, Hawbecker & Garver, LLC, 26 Blaine Street, Hinsdale, IL 60521

Return to: Melissa Grisoni, Hawbecker & Garver, LLC, 26 Blaine Street, Hinsdale, IL 60521

Taxes to: Adam Stanczak and Julia Stanczak, 810 S Elmwood Avenue, Oak Park, IL 60304

Exempt under the provisions of Paragraph 4e, Section 31-45, Property Tax Code

Date: 16th day of February, 2023 Adam Stanczak: 