

# UNOFFICIAL COPY

Doc#: 2307606375 Fee: \$51.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/17/2023 01:43 PM Pg: 1 of 4

TRANSFER ON DEATH  
INSTRUMENT UNDER  
ILLINOIS PUBLIC ACT,  
755 ILCS 27/1, ET SEQ,  
EFFECTIVE FOR  
OWNER(S) DYING ON OR  
AFTER JANUARY 1, 2022

MAIL TO:  
Paul F. O'Keefe  
O'Keefe Law Office  
77 W. Wacker Dr., Suite 4500  
Chicago, IL 60601

NAME AND ADDRESS OF TAXPAYER:  
Travis K. Rich  
Samantha S. Rich  
5320 N. Kenmore, Unit F  
Chicago, Illinois 60640

THE OWNER, Travis K. Rich a/k/a Travis Rich and Samantha S. Rich a/k/a Samantha Rich, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, transfer, effective upon the death of all of the undersigned owners, to the successor trustee of the Travis K. Rich Declaration of Trust Dated March 17, 2023, a trustee of a trust that is in existence as of the date of my execution of this instrument, if Travis K. Rich a/k/a Travis Rich survives Samantha S. Rich a/k/a Samantha Rich, to the successor trustee of the Samantha S. Rich Declaration of Trust Dated March 17, 2023, a trustee of a trust that is in existence as of the date of my execution of this instrument, if Samantha S. Rich a/k/a Samantha Rich survives Travis K. Rich a/k/a Travis Rich, or if there is no sufficient evidence of the order of death of Travis K. Rich a/k/a Travis Rich and Samantha S. Rich a/k/a Samantha Rich a one-half (1/2) undivided interest to the successor trustee of the Travis K. Rich Declaration of Trust Dated March 17, 2023, a trustee of a trust that is in existence as of the date of my execution of this instrument, and a one-half (1/2) undivided interest to the successor trustee of the Samantha S. Rich Declaration of Trust Dated March 17, 2023, a trustee of a trust that is in existence as of the date of my execution of this instrument, as Beneficiary all of the right, title and interest of the undersigned owner in and to the following described residential real estate, to-wit:

See attached Exhibit A, which is incorporated by reference herein as if fully set forth.

Subject to: (1) Real estate taxes for the year 2022-2023 and subsequent years;  
(2) Covenants, conditions, restrictions and easements apparent or of record;  
(3) All applicable zoning laws and ordinances.

Permanent Index Number: 14-08-208-048-0000

# UNOFFICIAL COPY

Property Address: 5320 N. Kenmore, Unit F, Chicago, Illinois 60640

This instrument is revocable, in accordance with The Real Property Transfer on Death Instrument Act, 755 ILCS 27/1, et seq. ("Act"), Sections 25 and 55. This instrument does not sever a joint tenancy or tenancy by the entirety, as provided in Section 70(d) of said Act. This instrument must be recorded BEFORE the death of the owners in the office of the Recorder of Deeds of the county in which the real estate is located, as provided in Section 40(a)(3) of said Act. See said Act for other provisions.

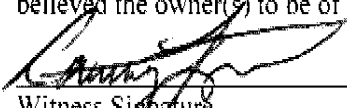
DATED this 17th day of March 2023.

  
Travis K. Rich a/k/a Travis Rich

  
Samantha S. Rich a/k/a Samantha Rich

### REQUIRED WITNESS STATEMENT UNDER SECTION 45 OF ACT

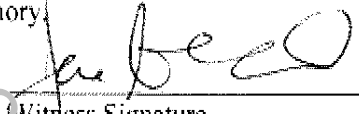
We, the undersigned witnesses (at least two), hereby attest that on the above date the aforesaid owner(s) executed the above transfer on death instrument in our presence as their own free and voluntary act, and that at the time of the execution each of the undersigned witnesses believed the owner(s) to be of sound mind and memory.

  
Witness Signature

Print name: Courtney Lofton

77 W Wacker Dr #4500

Chicago, IL 60601  
Witness Address

  
Witness Signature

Print name: Jacquelyn Alamillo

77 W Wacker Dr. Fl 45

Chicago, IL 60601  
Witness Address

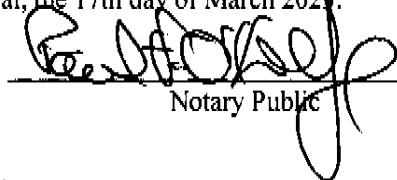
# UNOFFICIAL COPY

## REQUIRED NOTARY ACKNOWLEDGMENT UNDER SECTION 45 OF ACT

State of Illinois )  
 ) SS  
 County of Cook )

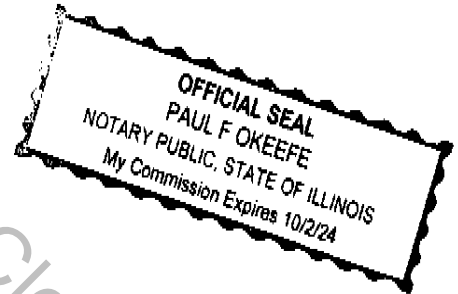
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **Travis K. Rich a/k/a Travis Rich** and **Samantha S. Rich a/k/a Samantha Rich**, as owners, and Courtney Hefton and Jaquelyn Alanilla, as witnesses, personally known to me to be the persons whose 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 notarial seal, the 17th day of March 2028.

  
 \_\_\_\_\_  
 Notary Public

**Prepared by:**

Paul F. O'Keefe  
 O'Keefe Law Office  
 77 W. Wacker Dr., Suite 4500  
 Chicago, IL 60601



Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## EXHIBIT A

PARCEL 1:

DWELLING PARCEL 5320 F:

THAT PART OF LOTS 7, 8 AND 9 TAKEN TOGETHER AS A SINGLE TRACT OF LAND IN BLOCK 8 IN JOHN LEWIS COCHRAN'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID TRACT; THENCE WEST 84.47 FEET; TO THE POINT OF BEGINNING; THENCE NORTH PARALLEL TO THE EAST LINE OF SAID TRACT 45.97 FEET; THENCE WEST PARALLEL TO THE SOUTH LINE OF SAID TRACT 16.50 FEET; THENCE SOUTH PARALLEL TO THE EAST LINE OF SAID TRACT 45.97 FEET; THENCE EAST 16.50 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT AS SET FORTH IN DECLARATION OF EASEMENTS, RESTRICTIONS, AND COVENANTS FOR SEVILLE TOWNHOMES RECORDED AUGUST 4, 1995 AS DOCUMENT 95516229, AND CREATED BY DEED RECORDED AS DOCUMENT 9595724146, OVER AND ACROSS THE LAND DESCRIBED IN SAID DECLARATION.

Property Address: 5320 N. Kenmore, Unit F  
Chicago, Illinois 60640

Permanent Index Number: 14-08-208-048-0000