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Doc#. 2310325095 Fee: \$51.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/13/2023 02:02 PM Pg: 1 of 3

Property of Cook County Clerk's Office

TRANSFER ON DEATH INSTRUMENT

Mail To:

PREPARED BY AND RETURN TO:
Kershner Sledziewski Law, LLC
200 N. LaSalle St., Suite 1550
Chicago, IL 60601

ORNTIC File Number: *23156498 3/9*
Old Republic National Title
9601 Southwest Hwy
Oak Lawn, IL 60453
312/641-7799

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TRANSFER ON DEATH INSTRUMENT

OWNER'S NAME AND ADDRESS AND TAXES TO:

Name: Maggie Neuder

Address: 1155 W. Armitage Avenue, Unit 202, Chicago, IL 60614

BENEFICIARY'S NAME:

Jason Neuder Jamison

RECORDER'S STAMP

THIS TRANSFER ON DEATH INSTRUMENT made this 12 day of Apr, 1, 2023, by Maggie Neuder of the City of Chicago, County of Cook, State of Illinois (herein "Owner"), being the sole Owner of the following legally-described residential real estate located in Cook County, Illinois:

UNITS 202 and P. 128 IN 1155 ARMITAGE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:
LOTS 12 THRU 19, BOTH INCLUSIVE, IN HAPGOOD'S SUBDIVISION OF LOT 1 AND PART OF LOT 2 OF BLOCK 9 OF SHEFFIELDS ADDITION TO CHICAGO IN SECTION 29, 31, 32 AND 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 03028009, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

Property Identification Number: 14-32-400-092-107.0
Property Address: 1155 W. Armitage Avenue, Unit 202, Chicago, IL 60614

The Owner, being of competent mind and capacity, and waiving and releasing all rights under the homestead exemption laws of the State of Illinois, hereby convey(s) and transfer(s), effective on the death of the Owner last to die, the above-described real estate to:
JASON NEUDER JAMISON

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

Maggie Neuder
Maggie Neuder

AFFIX TRANSFER TAX STAMP

OR
Exempt under provisions of 33 ILCS 200/31-45, Paragraph E, Illinois Real Estate Transfer Tax Law.

4.12.23 Maggie Neuder
Date Buyer, Seller, or Representative

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 Owners was at the time of signing of sound mind and memory, and under no undue influence.

Karen J. [Signature], residing at Cook County, IL
Witness
Donna Remus, residing at Cook County IL
Witness

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453
3/3

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STATE OF ILLINOIS)
COUNTY OF Cook) SS

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Maggie Neuder and the witnesses personally known to me to be the same persons whose names are subscribed on 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 this 12 day of Apr., 2023.

Notary Public Gail Maher



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