

# UNOFFICIAL COPY

Doc#: 2311519117 Fee: \$51.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/25/2023 03:14 PM Pg: 1 of 3

## TRANSFER ON DEATH INSTRUMENT

per  
Illinois Residential Real Property  
Transfer on Death Instrument  
Act  
755 ILCS 27/1, et. seq.

**Prepared by & Mail Instrument To:**

Mario Correa, Esq.  
6200 N. Hiawatha Ave., Ste 625  
Chicago, IL 60646

**Taxpayer:**

Aurelio Flores  
Raquel Flores  
5904 W. Wilson  
Chicago IL, 60630

THE OWNERS, **AURELIO FLORES**, and **RAQUEL FLORES**, (collectively the "OWNERS"), married to each other, and both of the City of Cook, Illinois for and in consideration of TEN DOLLARS, and other good and valuable consideration in hand paid, and pursuant to the Illinois Residential Real Property Transfer on Death Instrument Act, 755 ILCS 27/1, et. seq. (the "Act"), hereby TRANSFER UPON THE DEATH OF THE SURVIVOR OF THE OWNERS the Real Estate (defined below) to the then acting trustee of the **AURELIO and RAQUEL FLORES IRREVOCABLE TRUST dated April 20, 2023** the Real Estate, referenced above and the subject of this transfer on death, is located in Cook County and described as follows:

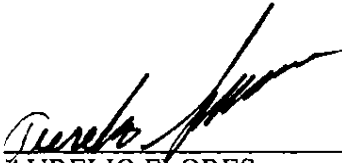
LEGAL DESCRIPTION- SEE ATTACHED

PIN: 13-17-213-035-0000

ADDRESS: 5904 WEST WILSON, CHICAGO ILLINOIS, 60630

This Transfer on Death may be revoked by us jointly or the survivor of us by filing a written revocation in compliance with 755 ILCS 27/55.

DATED this 20 day of April, 2023.

  
\_\_\_\_\_  
AURELIO FLORES (SEAL)

  
\_\_\_\_\_  
RAQUEL FLORES (SEAL)

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## ATTESTATION

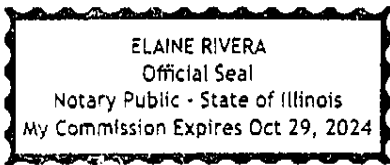
We the undersigned witnesses attest in that on the date thereof the Owners AURELIO FLORES and RAQUEL FLORES executed this Transfer on Death Instrument in our presence and that we, at the Owners' requests and in their presence and in the presence of each other, have signed our names as witnesses thereto, believing to the best of our knowledge that the Owners executed this instrument as their own free and voluntary act, and that at the time of the execution the witnesses believed the Owner to be of sound mind and memory.

Witnesses	Addresses
<u>Lisa Ortiz</u>	residing at <u>6200 N. Hiawatha Ave., Ste 625</u>
	<u>Chicago, IL 60646</u>
<u>Leslie Yandra Van</u>	residing at <u>6200 N. Hiawatha Ave., Ste 625</u>
	<u>Chicago, IL 60646</u>

STATE OF ILLINOIS, COUNTY OF COOK) ss.

The foregoing instrument was Subscribed, sworn to and acknowledge before me by AURELIO FLORES and RAQUEL FLORES as the Owners, and the subscribed and sworn to before me by Lisa Ortiz, and Leslie Yandra Van, witnesses, this 20 day of April, 2023.

Elaine Rivera  
Notary Public



COUNTY - ILLINOIS	TRANSFER
STAMP	EXEMPT UNDER
PROVISIONS OF PAR. E SECTION 31-45, REAL ESTATE TRANSFER TAX	
LAW, 35 ILCS 200/31-45	
DATE:	<u>4/20/2023</u>
<u>[Signature]</u>	
Buyer, Seller or Representative	

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## LEGAL DESCRIPTION

THE EAST 25.85 FEET OF THE WEST 51.70 FEET OF LOT 40 IN LAWRENCE AVENUE ADDITION TO CHICAGO BEING A SUBDICISION OF THE WEST ½ OF THE NORTHWEST ¼ OF THE NORTHEAST ¼ OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN, COOK COUNTY, ILLINOIS.

PIN: 13-17-213-035-0000

ADDRESS: 5904 WEST WILSON, CHICAGO ILLINOIS, 60630

Property of Cook County Clerk's Office