

UNOFFICIAL COPY

TRANSFER ON DEATH INSTRUMENT



Doc# 2311806066 Fee \$41.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/28/2023 10:05 AM PG: 1 OF 2

RECORDER'S STAMP

Mail To: Linda E. Santrella 8808 N. Leslie Lane Unit 1E Des Plaines, IL 60016

THIS TRANSFER OF DEATH INSTRUMENT, made on this April 11, 2023 by THE OWNER, Linda E. Santrella a/k/a Lynda E. Santrella, a single woman, of 8808 N. Leslie Lane, Unit 1E, Des Plaines, County of Cook, State of Illinois, being of sound mind and memory, does hereby make, declare and publish this Transfer on Death Instrument, stating she is the sole OWNER of the following legally described residential real estate, to wit:

Legal Description: Parcel 1: UNIT NUMBER 105-E IN THE COURTLAND SQUARE CONDOMINIUM BUILDING NUMBER 3, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF THE SOUTH EAST 1/4 OF FRACTIONAL SECTION 10, TOWNSHIP 41 NORTH, RANGE 12, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 25053436 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS. PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 FOR THE INGRESS AND EGRESS, AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, AND EASEMENTS DATED MARCH 1, 1979 AS DOCUMENT 252172261 AND AS CREATED BY DEED RECORDED AS DOCUMENT 253098810.

Commonly known as: 8808 N. Leslie Lane, Unit 1E, Des Plaines, IL 60016 Permanent Index Number: 09-10-401-059-1005

That under 755 ILCS 27/1 et seq., the owner of a residential real estate/real property, may transfer same by a transfer on death instrument; as such, this transfer does not become effective until and at the time of OWNER'S death. OWNER hereby waives and releases all rights under the homestead exemption laws of the State of Illinois.

The OWNER, Linda E. Santrella a/k/a Lynda E. Santrella, being of sound mind and memory, UPON THE DEATH OF OWNER, CONVEYS AND TRANSFERS, the residential real estate listed and described above, in shares of equal value UNTO the BENEFICIARIES, who survives me, as follows:

- To my sister, RENE BRUNNER, of 23843 461st Avenue, Wentworth, SD 57075
To my sister, DENISE MUELLER, 3040 Melissa Court, Lakemoor, IL 60051
To my sister, JAN DETTY, of 514 Ginger Lake Drive, Rock Springs, GA 30739
To my brother, DAVID SANTRELLA, of 42 Alviso Drive, Camarillo, CA 93010
To my sister, NICOLE HOOG, of 1489 Dearborn Court, Mount Prospect, IL 60056
any and all interest in the above described residential real estate.

DATED: April 11, 2023

OWNER:

Linda E. Santrella (SEAL) LINDA E. SANTRELLA

Lynda E. Santrella (SEAL) LYNDA E. SANTRELLA

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INT R4

UNOFFICIAL COPY

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 OWNER Linda E. Santrella a/k/a Lynda E. Santrella, a single woman of 8808 N. Leslie Lane, Unit 1E, Des Plaines, Illinois, and the WITNESSES below, personally known to me to be the same persons whose names are subscribed to the foregoing Transfer on Death 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, including the release and waiver of the right of homestead. I further believe the OWNER and WITNESSES to be of sound mind and memory and under no undue influence.

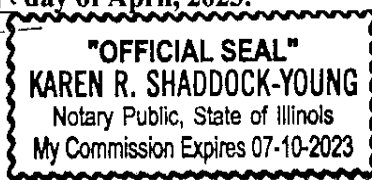
Given under my hand and notarial seal, this 11 day of April, 2023.



Notary Public
STATE OF ILLINOIS)

ss.


COUNTY OF COOK)

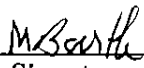


ATTESTATION

We, the undersigned WITNESSES, hereby certify that the above Transfer On Death Instrument was, on the date thereof signed and declared by the OWNER, Linda E. Santrella a/k/a Lynda E. Santrella, of 8808 N. Leslie Lane, Unit 1E, Des Plaines, Illinois, as OWNERS Transfer On Death Instrument in our presence on the date it bears, and that we, at the OWNERS request and in the OWNERS 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 their own free and voluntary act and that the OWNER was of sound mind and memory at the time of signing, and under no undue influence.

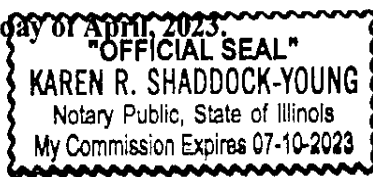
WITNESSES:

Alette Tahom Khalil  2806 Lovett Ln Clondar IL 60025
Witness 1 printed name Signature Address City, State, Zip

Marta Barth  800 Waukegan Ave Glenview IL 60025
Witness 2 printed name Signature Address City, State, Zip

Given under my hand and notarial seal, this 11 day of April, 2023.


Notary Public



NAME AND ADDRESS OF PREPARER:

Scot A. Leonard
Attorney At Law
1058 Inverness Drive
Antioch, IL 60002

COUNTY-ILLINOIS TRANSFER STAMPS
EXEMPT UNDER PROVISIONS OF PARAGRAPH
E, 35 ILCS 200/ 31-45, SECTION 4, REAL ESTATE
TRANSFER ACT

Dated this 11 day of April, 2023

Linda E. Santrella
OWNER

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