

UNOFFICIAL COPY

PREPARED BY:

Donald A. Smith, Esq.
241 Golf Mill Prof. Bldg.
Suite 800
Niles, IL 60714

Doc#: 2318045171 Fee: \$51.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/29/2023 12:18 PM Pg: 1 of 2

MAIL TAX BILL TO:

Yolanda Falco
Jacqueline Serpico
4820 W. Balmoral
Chicago, IL 60630

MAIL RECORDED INSTRUMENT TO:

Donald A. Smith, Esq.
241 Golf Mill Prof. Bldg.
Suite 800
Niles, IL 60714

TRANSFER ON DEATH INSTRUMENT

We, YOLANDA FALCO and JACQUELINE SERPICO ("Owners"), of 4820 W. Balmoral, Chicago, IL 60630, Cook County, Illinois, both being of sound mind and disposing memory, do hereby revoke any prior Transfer on Death Instruments for the Property described herein and hereby make, declare and publish this Transfer on Death Instrument stating as follows:

That we are the sole joint owners of the real estate legally described as:

LOT ONE HUNDRED EIGHTY ONE (181) IN ELMORE FOREST GARDENS BEING A SUBDIVISION OF LOTS 1, 2, AND 3 OF THE SUBDIVISION OF THE EAST 35.63 ACRES OF THE NORTHEAST FRACTIONAL QUARTER (1/4) OF FRACTIONAL SECTION 9, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Index Number: 13-09-211-049-0000
Property Address: 4820 W. Balmoral, Chicago, IL 60630

That under 755 ILCS 27/1 et. seq., the owners of a property may transfer real estate by a transfer on death instrument; and as such, this transfer does not become effective until and at the time of death of the second of us.

That upon the death of the second to die of YOLANDA FALCO and JACQUELINE SERPICO, we hereby convey and transfer the Property equally to ANTHONY FALCO (son of YOLANDA FALCO) and his wife, KATHLEEN FALCO, who survive the second of us to die, or if one of them does not survive the second of us to die, all to the survivor of them.

Signed 27th day of June, 2023.


YOLANDA FALCO


JACQUELINE SERPICO

