

# UNOFFICIAL COPY

Doc#: 2325833075 Fee: \$60.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 09/15/2023 09:50 AM Pg: 1 of 3

## TRANSFER ON DEATH INSTRUMENT (TODI)

PREPARED BY & RETURN TO:  
Metz + Jones LLC  
5443 North Broadway  
Chicago, IL 60640

(The Above Space for Recorder's Use Only)

The undersigned owner for the real property located at 3930 N. Pine Grove #2516, Chicago, IL 60613, County of Cook, being duly sworn on oath, states as follows:

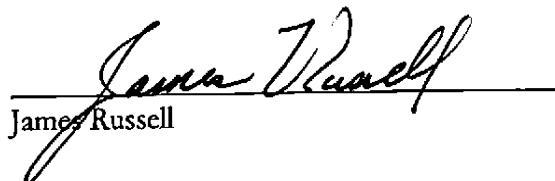
That I am the owner of record for the residential real estate legally described to wit:  
See attached Exhibit A.

That the street address of the residential real estate is 3930 N. Pine Grove #2516, Chicago, IL 60613 and the property identification number is 14-21-100-018-1351.

That this Transfer on Death Instrument, signed on the date indicated below, names the following beneficiary(ies), whose names and addresses appear below, to receive ownership of my residential real property upon my death:

| <u>Name</u>    | <u>Address</u>  | <u>Share</u> |
|----------------|---|--------------|
| Judith Abshire | 15455 Canterbury Forest Drive #325<br>Tomball, TX 77377 | 100%         |

In witness whereof, the undersigned owner hereby signs this Transfer on Death Instrument on  
9/13/23, 2023.

  
James Russell



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## EXHIBIT A

### Legal Description:

UNIT NO. 2516 IN THE LAKE PARK PLAZA CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 1 AND 2 IN PINE GROVE, A SUBDIVISION OF FRACTIONAL SECTION 21, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 24769207 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Real Estate Index Number(s): 14-21-100-018-1351

Address(es) of Real Estate: 3939 N. Pine Grove #2516, Chicago, IL 60613

Property of Cook County Clerk's Office