

UNOFFICIAL COPY

MAIL TAX BILL TO:

Robyn Falasz
5556 N. Sheridan Rd., Unit 504
Chicago, Illinois 60640

Doc#: 2326913232 Fee: \$60.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/26/2023 12:12 PM Pg: 1 of 3

MAIL RECORDED DOCUMENT TO:

Robyn Falasz
5556 N. Sheridan Rd., Unit 504
Chicago, Illinois 60640

TRANSFER ON DEATH INSTRUMENT

THIS TRANSFER ON DEATH INSTRUMENT made this 5th day of September, 2023, by ROBYN FALASZ, of the City of Chicago, County of Cook, State of Illinois, (herein "Owner"), being the sole Owner of the following legally described real estate situated in Cook County, State of Illinois to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO

Permanent Real Estate Index Number(s) 14-08-202-023-1031 and 14-08-202-023-1099

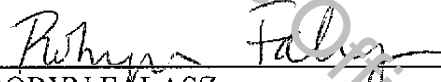
Address(es) of Real Estate: 5556 N. Sheridan Rd., Unit 504 and PU 60, Chicago, IL 60640

The Owner, being of competent mind and capacity, and waiving and releasing all rights under the homestead exemption laws of the State of Illinois, conveys and transfers the above-described residential real estate to the following Beneficiary, at the time of death of ROBYN FALASZ:

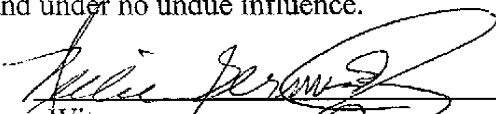
ROSS HERSEMANN, 5556 N. Sheridan Rd., Unit 504, Chicago, Illinois 60640, per stirpes.

If any beneficiary is a person who is under the age of 21, then the transfer shall be made for the benefit of that person to his or her legal guardian, if any, otherwise to a parent, if living, or if none living, then to his or her nearest living adult kindred as custodian for the beneficiary under the Illinois Uniform Transfers to Minors Act until the age of 21.


Dated this 5th day of Sept., 2023.


ROBYN FALASZ

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


Witness

residing at 7246 W. Touhy, Chicago, IL 60631


Witness

residing at 7246 W. Touhy, Chicago, IL 60631

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STATE OF ILLINOIS

)

) SS:

COUNTY OF COOK

)

I, undersigned, a notary public in the aforesaid State and County, do hereby certify that ROBYN FALASZ, and witnesses, Nellie Bermudez and Judi Rios, personally known to me to be the same person whose name is subscribed on the foregoing instrument, appeared before me this day in person, and acknowledge that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes set forth therein.

Given under my hand and official seal, this 5th day of Sept., 2023

Notary Public

Prepared By:
Shannon Heilman
Joseph A. La Zara & Assoc.
7246 W. Touhy Ave.
Chicago, IL 60631



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LEGAL DESCRIPTION FOR
5556 NORTH SHERIDAN, UNIT #504, PU 60,
CHICAGO, ILLINOIS 60640

PINS: 14-08-202-023-1031 and 14-08-202-023-1099

PARCEL 1:

and
UNIT NUMBER 504, PU 60, IN 5556 NORTH SHERIDAN ROAD CONDOMINIUM DELINEATED ON A SURVEY OF THE FOLLOWING LEGAL DESCRIPTION:

LOTS 1, 2, AND 3 IN BLOCK 1 OF JOHN LEWIS COCHRAN'S SUBDIVISION, A SUBDIVISION OF THE WEST 1/2 OF THE NORTH EAST FRACTIONAL 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0604018090, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

EXCLUSIVE RIGHT TO USE STORAGE SPACE S 60, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE AFORESAID DECLARATION OF CONDOMINIUM.

Proprietary Cook County Clerk's Office