

UNOFFICIAL COPY

ILLINOIS TRANSFER ON DEATH INSTRUMENT

Doc#: 2327113286 Fee: \$60.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/28/2023 02:45 PM Pg: 1 of 2

NAME AND ADDRESS OF TAXPAYER:

Henry Zaro

512 Elm St.

Mt. Prospect, IL ~~60056~~ 60056

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On this date, September 27, 2023, Henry Zaro (Divorced, not since remarried, residing at 512 N. Elm St., Mt. Prospect, Illinois 60056, executes this transfer on death instrument. Henry Zaro will transfer upon death the following residential real estate in its entirety:

Street Address: 512 N. Elm St.
City: Mt. Prospect
County: Cook
State: Illinois
Zip Code: 60056
Property Identification Number ("PIN"): 03-34-204-018-0000

PARCEL ONE:

LOT 227 IN H. ROY BERRY CO'S "CASTLE HEIGHTS", BEING A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 34, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any, to:

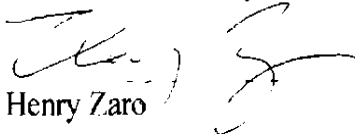
Beneficiary Name, Relationship to Owner	Beneficiary Address	Share (%)
1. Gabriela Natalia Zaro, my Daughter	512 N. Elm St., Mt. Prospect, IL 60056	50%
2. Christopher Zaro, as Custodian for Jeremy Ignacious Zaro, my Son, under the Illinois Uniform Transfers to Minors Act	209 S. Pine Ave., Arlington Heights, IL 60005	50%

Upon my death, I transfer my interest in the above-described property to the beneficiaries as designated above.

This instrument revokes any and all prior transfer on death instruments made by the above-mentioned owner for the above mentioned residential real estate.

Before my death, I have the right to revoke this instrument.

This instrument is to be recorded prior to the aforesaid owner's death in the public records in the office of the recorder of the county in which any part of the residential real estate is located.


Henry Zaro

September 27, 2023

Dated

UNOFFICIAL COPY

I, Klaudia Batko, attest that Henry Zaro, the owner of the above-mentioned property, executed this Illinois Transfer on Death Instrument in my presence on September 27, 2023. This instrument was executed as a free and voluntary act by the owner. At the time of the execution, I believe the owner to be of sound mind and memory.

WITNESS:

Signed:

Klaudia Batko

Printed:

KLAUDIA BATKO

Dated:

9/27/2023

ADDRESS OF WITNESS:

6444 N MILWAUKEE
CHICAGO IL 60631

I, Agnieszka Kluba, attest that Henry Zaro, the owner of the above-mentioned property, executed this Illinois Transfer on Death Instrument in my presence on September 27, 2023. This instrument was executed as a free and voluntary act by the owner. At the time of the execution, I believe the owner to be of sound mind and memory.

WITNESS:

Signed:

Agnieszka Kluba

Printed:

AGNIESZKA KLUBA

Dated:

9/27/2023

ADDRESS OF WITNESS:

6444 N MILWAUKEE AVE
CHICAGO IL 60631

STATE OF ILLINOIS)

) SS.

COUNTY OF COOK)

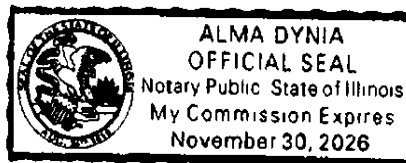
The undersigned, a notary public in and for the above County and State, HEREBY CERTIFIES THAT Henry Zaro, known to me to be the same person whose name is subscribed as the owner of the residential real estate, appeared before me and the witnesses KLAUDIA BATKO and AGNIESZKA KLUBA a person and acknowledged signing the instrument as the free and voluntary act of the owner who was acting of sound mind and memory for the uses and purposes therein set forth.

SEPTEMBER 27, 2023

Dated

[Signature]
Notary Public

My commission expires: 11-30-2026



This document was prepared by:
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