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2329734047

TRANSFER ON DEATH INSTRUMENT

OWNER'S NAME AND ADDRESS AND TAXES TO:

Name RUBY L. GRANT
Address 10804 S. MORGAN ST.
Address CHICAGO, IL 60643

Doc# 2329734047 Fee \$41.00

RHSP FEE: \$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/24/2023 02:47 PM PG: 1 OF 3

BENEFICIARY'S NAME AND ADDRESS:

Name NICOYA GRANT YOUNG & JANET GRANT
Address
Address

RECORDER'S STAMP:

THIS TRANSFER ON DEATH INSTRUMENT made this 10-13 day of OCT, 2023 by RUBY GRANT (name of owner/s), of the City of CHICAGO, County of COOK, State of Illinois (herein "Owner/Owners"), being the sole Owner(s) of the following legally-described residential real estate located in COOK County, Illinois:

(legal description) ACRES 0.1148/PART BLK 52 8 10412 George G Streets SUB MANCHESTERLAND + INVESTMENT CO

Property Identification Number: 25-17-405-050-0000

Property Address: 10804 S. MORGAN ST. CHICAGO, IL 60643

The Owner(s), being of competent mind and capacity, and waiving and releasing all rights under the homestead exemption laws of the State of Illinois, hereby convey(s) and transfer(s), effective on the death of the Owner last to die, the above-described real estate to:

NICOYA GRANT YOUNG & JANET GRANT BYERS PER STIRPS
(beneficiary designation)

IN WITNESS WHEREOF, the said Owner(s) has/have hereunto set his/her/their hand(s) and seal(s) the day and year first above written.

NAME, Owner

NAME, Owner

AFFIX TRANSFER TAX STAMP

OR

Exempt under provisions of 33 ILCS 200/31-45, Paragraph __, Illinois Real Estate Transfer Tax Law.

Date

Buyer, Seller, or Representative

We, the undersigned witnesses, hereby certify that the above Transfer on Death Instrument was on the date the same was signed and declared by the Owner(s) as his/her/their Transfer on Death Instrument in our presence and that we, at his/her/their request and in his/her/their 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(s) was/were at the time of signing of sound mind and memory, and under no undue influence.

Witness

residing at

Address

Witness

residing at

Address

STATE OF ILLINOIS

COUNTY OF COOK

SS

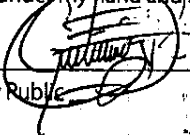
I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Owner(s) and witnesses personally known to me to be the same persons whose names are subscribed on the foregoing instrument, appeared before me this day.

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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.

Given under my hand and notarial seal this 19 day of October, 2023.

Notary Public 



PREPARED BY AND RETURN TO:

Name
Address
Address

NOTICE OF DEATH AFFIDAVIT
AND ACCEPTANCE OF
TRANSFER ON DEATH INSTRUMENT

PREPARED BY AND RETURN TO:

Name RUBY L. GRANT
Address 10804 S. MORGAN ST.
Address CHICAGO, IL 60643

SEND SUBSEQUENT TAX BILL TO:

Name
Address
Address

RECORDER'S STAMP

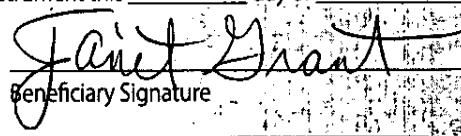
The undersigned beneficiary or beneficiaries, being duly sworn on oath, state as follows:

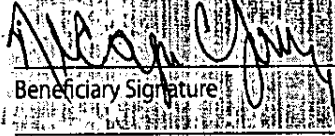
1. That _____ [name of owner] died on _____, 20____ [date], a resident of _____ County, Illinois, owning residential real estate legally described below:
[legal description or attach exhibit]
2. That the street address of the residential real estate is _____ [address] and the property identification number is _____ [PIN]
3. That the Transfer on Death Instrument is dated _____ and recorded as Document No. _____ in the Office of the Recorder for _____ County, Illinois.

4. That the undersigned, whose names and addresses appear below, are all beneficiaries entitled to receive under the Transfer on Death Instrument:

Name	Address	Share

IN WITNESS WHEREOF, the undersigned beneficiary(ies) hereby accept the transfer of residential real estate under the transfer on death instrument this _____ day of _____, 20____.


Beneficiary Signature


Beneficiary Signature

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Exhibit "A"

Legal Description:

Lot 27 in Sheldon Heights Northwest Fifth Addition being a Resubdivision of parts of Blocks 2, 8, 10 and 12 in George G. Stroot's Subdivision together with certain lots in Manchester Land and Investment Company's Subdivision in Blocks 4 and 6 of said George G. Stroots Subdivision in the West half of the South East Quarter of Section 17, Township 37 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois.