

UNOFFICIAL COPY

Doc#: 2333406431 Fee: \$60.00
Karen A. Yarbrough
Cook County Clerk
Date: 11/30/2023 03:55 PM Pg: 1 of 3

TRANSFER ON DEATH INSTRUMENT

Name & address of Owner:
Derek Kencade Babb
428 Cedar Street
Winnetka, IL 60093

This was prepared by
(& mail recorded transfer on
death instrument to):
Talia Shambrae
Matlin Law Group, P.C.
Attorneys & Counselors at Law
500 Skokie Boulevard #100
Northbrook, IL 60062

(The space above for Recorder's use only.)

I, DEREK KENCADE BABB, a married person, ("Owner"), being of sound mind and disposing memory, do hereby make, declare and publish this Transfer on Death Instrument by stating as follows:

That the above referenced property owner is an owner of the real estate described below under a duly recorded deed recorded 06/16/23 as document #2316713094.

That I hereby revoke all prior Transfer on Death Instruments executed and recorded by me with regard to the real estate described below, located in the Cook County, Illinois.

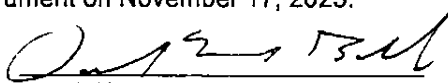
That upon my death, I give all rights, shares and interest in the real estate described below, located in Cook County, Illinois, to my spouse EMILY CATHERINE BABB, if then living, otherwise in equal shares to the following persons then living (and then living descendants, if any, collectively and *per stirpes*, of any person named who is not then living):

My daughter, CICELY MORGAN BABB;
My son, FINNEGAN FOSTER BABB;
My daughter, VIRGINIA MAE BABB.

SEE ATTACHED LEGAL DESCRIPTION

Street address: 428 Cedar Street, Winnetka, IL 60093
Real estate index number: 05-21-122-011-0000

The Owner has signed this transfer on death instrument on November 17, 2023.


Derek Kencade Babb, Owner

UNOFFICIAL COPY

The Owner, DEREK KENCADE BABB, signed this transfer on death instrument in our presence on the date it bears. Immediately thereafter, at the Owner's request and in the Owner's presence and in the presence of each other, we signed our names as witnesses. We certify that we believed the Owner to be of sound mind and memory at the time of signing.

Witnesses
[Signature]

Addresses
500 Skokie Blvd, Ste 100, Northbrook, IL 60062

[Signature]

500 Skokie Blvd, Ste 100, Northbrook, IL 60062

STATE OF ILLINOIS)
COUNTY OF COOK) SS.

The witnesses, being duly sworn, state that, on this 17th day of November, 2023, we saw DEREK KENCADE BABB, the Owner, sign this transfer on death instrument, in our presence, we attested this transfer on death instrument in the Owner's presence and in the presence of each other, and we believed the Owner to be of sound mind and memory and under no constraint or undue influence at the time of signing of this transfer on death instrument. The Owner affirms this statement.

[Signature]
DEREK KENCADE BABB, Owner

[Signature] Kim Lovett
WITNESS

[Signature] Glenny Franzen
WITNESS

SIGNED and sworn to before me by the Owner, and by each of the above witnesses, this 17th day of November, 2023.

[Signature] (SEAL)
NOTARY PUBLIC



PL 451660_9

UNOFFICIAL COPY

LEGAL DESCRIPTION

THE NORTH 79.33 FEET OF THE SOUTH 239.33 FEET OF THE EAST 146.68 FEET OF BLOCK 48 IN WINNEKTA, BEING PECK'S SUBDIVISION OF THE NORTHEAST $\frac{1}{4}$ OF SECTION 20 AND THE NORTH $\frac{1}{2}$ OF FRACTIONAL SECTION 21, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property commonly known as: 428 Cedar Street, Winnetka, IL 60093
Real estate index number: 05-21-122-011-0000

Property of Cook County Clerk's Office