

# UNOFFICIAL COPY

**TRANSFER ON DEATH  
INSTRUMENT**

Doc#: 2334706040 Fee: \$60.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 12/13/2023 09:39 AM Pg: 1 of 3

**OWNER'S NAME AND ADDRESS AND  
TAXES TO:**

\* Maria Carmona  
\* 7125 S. Springfield  
\* Chicago, IL 50529

**BENEFICIARY'S NAME & ADDRESS**

\* Adriana Manzano  
\* 7125 S. Springfield  
\* Chicago, IL 60629

THIS TRANSFER ON DEATH INSTRUMENT made this 10th day of October, A.D. 2023 by Maria Carmona \* [Name of Owner/Owners], of the City of Chicago County of Cook and State of Illinois, (herein "Owner/Owners") being the sole Owner(s) of the following legally described residential real estate located in Cook County, Illinois.

\*A/K/A Maria P. Carmona  
Legal Description- (Schedule of Real Estate Attached)

Property Address: 7125 S. Springfield Parcel Identification Number: 19-26-102-050-0000  
Chicago, IL 60629

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 residential real estate, to: Adriana Manzano

[Beneficiary Designation]

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

Maria P. Carmona (Seal)  
Maria Carmona [Owner's Name]

\_\_\_\_\_  
[Owner's Name] (Seal)

STATE OF ILLINOIS )  
                                  )ss  
COUNTY OF Cook )

We, the undersigned witnesses, hereby certify that the above Transfer on Death Instrument was on the date thereof 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 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.

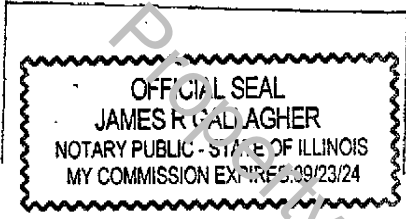
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Helma Romo 3960 W. 26TH ST.  
 WITNESS [Name][Address] Chicago, IL 60623

[Signature] 3960 W. 26TH ST.  
 WITNESS [Name][Address] Chicago, IL 60623

STATE OF ILLINOIS )  
 ) SS  
 COUNTY OF Cook )

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY THAT Owner(s) and witnesses personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day 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 10th day of October A.D. 20 23

James R. Gallagher  
 Notary Public

My commission expires on 9/23/2024

PREPARED BY and  
 RETURN TO:  
 James R. Gallagher  
 3960 W. 26th St.  
 Chicago, IL 60623

EXEMPT UNDER PROVISIONS OF PARAGRAPH E  
 SECTION 61-45, REAL ESTATE TRANSFER TAX ACT

10/10/2023 Maria P. Carmona  
 Date Buyer, Seller or Representative

County of Cook Clerk's Office

# UNOFFICIAL COPY

THE SOUTH 24 FEET OF LOT 15 AND LOT 16 (EXCEPT THE SOUTH 16 FEET THEREOF) IN BLOCK 2 IN MARQUETTE PARK TERRACE, A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 26, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office