

**TRANSFER ON DEATH  
INSTRUMENT**

**UNOFFICIAL COPY**

Doc#: 2406711374 Fee: \$59.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK'S OFFICE  
Date 3/7/2024 12:00 AM Pg: 1 of 3

**PREPARED BY AND MAIL TO:**  
DONALD G. OLSEN PC  
100 SAUNDERS ROAD STE 150  
LAKE FOREST, IL 60045

**SEND TAX BILLS TO:**  
MICHAEL CHAN  
1404 W. MONROE ST. UNIT PH7B  
CHICAGO, IL 60607

(ABOVE SPACE FOR RECORDER'S USE ONLY)

**THIS TRANSFER ON DEATH INSTRUMENT** made by **YANLING JIANG AND MICHAEL CHAN, MARRIED TO EACH OTHER**, of the City of Chicago, County of Cook, and State of Illinois (herein "Owners"), being the Owners of the following legally described residential real estate located in Cook County, Illinois.

**SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"**


**Property Index Number:** 17-17-102-050-1035; 17-17-102-050-1070; 17-17-102-050-1071  
**Address of Real Estate:** 1404 W. Monroe Street, Unit PH7B, GU-32, GU-33, CHICAGO, IL 60607

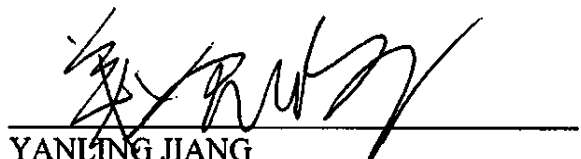
The Owners, being of competent mind and capacity, while waiving and releasing all rights under the Homestead Exemption laws of the State of Illinois, do hereby **CONVEY AND TRANSFER** effective upon the death of both Owners, the above-described real property as follows:

If **MICHAEL CHAN** is the last of the Owners to die, then to the then-acting Trustee of the **MICHAEL CHAN TRUST DATED FEBRUARY 12, 2021**. If **YANLING JIANG** is the last of the Owners to die, then to the then-acting Trustee of the **YANLING JIANG TRUST DATED FEBRUARY 12, 2021**.

We, the Owners, hereby swear and affirm that the foregoing instrument was made as our free and voluntary act for the purposes set forth.

Dated: 3-1, <sup>2024</sup>~~2023~~ N.B

  
MICHAEL CHAN

  
YANLING JIANG



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## EXHIBIT A

### PARCEL 1

UNIT PH7B AND GARAGE UNITS GU-32 AND GU-33 IN THE 1400 MONROE CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 2127328224AS, AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

### PARCEL2

THE EXCLUSIVE RIGHT TO THE USE OF STORAGE LOCKER SL-33 A LIMITED COMMON ELEMENT AND THE LIMITED COMMON ELEMENTS TO UNIT PH7B, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 2127328224

Address: 1404 W. Monroe Street, PH7B, GU-32, GU-33, Chicago, IL 60607  
a/k/a 1404 W. Monroe Street, 7BC, GU-32, GU-33, Chicago, IL 60607

PIN: 17-17-102-050-1035; 17-17-102-050-1070; 17-17-102-050-1071