UNOFFICIAL COPY

TRANSFER ON DEATH INSTRUMENT

Doc#. 2410124254 Fee: \$59.00 KAREN A. YARBROUGH COOK*COUNTY CLERK'S OFFICE Date 4/10/2024 12:27 PM Pg: 1 of 2

Legal description: LOT 17 IN BLOCK IN THE SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Property Address: 10344 S. Leavitt, Chicago, IL 60643 Permanent Index Number(s): 25-18-103-021-0000

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

Beneficiaries (Names and Addresses):

- 1. One-third (1/3) to my wife's niece, Linda Herz, of 99 W. 6th Street, Mantene, IL 60950,
- 2. One-third (1/3) to my cousin, Rita Cervantes, of 724 S. Wilmette Ave., Westmont, IL 60559
- 3. One-third (1/3) to my stepson, Richard S. Avalos, of 19322 Tramore Lane, Mokena, IL 60448

IN WITNESS WHEREOF, Owner has executed this Transfer on Death Instrument on the date above written.

Edward J. Prendergast

THIS INSTRUMENT HAS BEEN SENT FOR RECORDING BY PRAIRIE TITLE AS AN ACCOMMODATION ONLY. IT HAS NOT BEEN EXAMINED AS TO ITS EXECUTION OR AS TO THE EFFECT UPON TITLE.

UNOFFICIAL COPY

We, the undersigned witnesses, hereby certify that the above Transfer on Death Instrument was on the date thereof signed and declared by the Owner Edward J. Prendergast as his Transfer on Death Instrument in our presence and that we, at the Owner's request and in the Owner's 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 signed this Transfer on Death Instrument as his own free and voluntary act and that the Owner was of sound mind and memory at the time of signing. (Signature of Witness) Printed Name: Address: 10001 S. Roberts & ad, Palos Hills, IL 60465 STATE OF ILLINOIS STATE OF ILLINOIS STATE OF ILLINOIS I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CPRTIFY THAT the above Edward J. Prendergast (Owner) and Aument of Aument o	STATE OF ILLINOIS)	an				
Death Instrument in our presence and that we, at the Owner's request and in the Owner's 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 signed this Transfer on Death Instrument as his own free and yoluntary act and that the Owner was of sound mind and memory at the time of signing. (Signature of Vinness) Printed Name:	COUNTY OF COOK)	SS		t -		
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free and yoluntary act and that the Owner was of sound mind and memory at the time of signing. (Signature of Vittess) Printed Name: M. SARK Address: 10001 S. Roberts Road, Palos Hills, IL 60465 (Signature of Witness) Printed Name: MULLIU Address: 10001 S. Roberts Road, Palos Hills, IL 60465 STATE OF ILLINOIS SS COUNTY OF COOK I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT the above Edward J. Prendergast (Owner) and and ANNE M. STARK ANNE M. STARK and ANNE M. STARK (Witnesses) personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she signed, sealed, and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.	presence and in the presence	ce of each	other, have	signed our n	ames as wit	nesses ther	eto, believing
(Signature of Viness) Printed Name: Mile M. Stark Address: 10001 S. Roberts Road, Palos Hills, IL 60465 (Signature of Witness) Printed Name: Mulumu (Will) (Signature of Witness) Printed Name: Mulumu (Will) Address: 10001 S. Roberts Road, Palos Hills, 12 60465 STATE OF ILLINOIS SS COUNTY OF COOK I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CPRIFIFY THAT the above Edward J. Predespast (Owner) and And Mulum (Witnesses) personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowled ged that he/she signed, scaled, and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.							
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Address: 10001 S. Roberts Road, Palos Hills, IL 60465 (Signature of Witness) Printed Name: Sumum (2010) Address: 10001 S. Roberts Road, Palos Hills, IL 60465 STATE OF ILLINOIS) SS COUNTY OF COOK I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT the above Edward J. Prendstrast (Owner) and ANNE M. STARK and Samummer (Witnesses) personally known to me to be the same person(s) whose name(s) is are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she signed, scaled, and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.	(Signature of Vinness)						
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Printed Name: Summum (WIII) Address: 10001 S. Roberts Road, Palos Hills, 12 50465 STATE OF ILLINOIS State of COUNTY OF COOK I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT the above Edward J. Prendergast (Owner) and and STARK and OWNEMA (Witnesses) personally known to me to be the same person(s) whose name(s) is the subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she signed, scaled, and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.	Address: 10001 S. Roberts K	ad, Palos	Hills, IL 6046	55			
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	signed, sealed, and deliver	ed the sa	id instrumen	t as his/her	free and vol	luntary 40	for the uses
Given under my hand and official seal, this date: 4 15 2024	and purposes therein set for	rth.					C
OFFICIAL SEAL	Given under my hand and o	official se	al, this date:	April 5,	2024		
Ananda M. Ward Aguin (Notary Public) Notary Public, State of Illinois My Commission Expires October 15, 2024			_	•			Notary Public, State of Illinois My Commission Expires

Prepared by and after recording mail to: Griffin & Gallagher, LLC, Amy Ward Ogrin, 10001 S. Roberts Rd., Palos Hills, IL 60465

Owners Name and Address: Edward J. Prendergast, 10344 S. Leavitt, Chicago, IL 60643