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ILLINOIS TRANSFER ON DEATH INSTRUMENT

Doc#. 2412230019 Fee: \$59.00 CEDRIC GILES COOK COUNTY CLERK'S OFFICE Date 5/1/2024 9:37 AM Pg: 1 of 2

NAME AND ADDRESS OF TAXPAYER:

Guadalupe Zavala

6149 S. Kolin Ave.

Chicago, IL 60629

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On this date, <u>Nary 25</u>, 2024, Guadalupe Zavala and Maria Zavala (OWNER(S)) residing at 6149 S. Kolin Ave, Chicago II 60029, execute this transfer on death instrument. Guadalupe Zavala and Maria Zavala will transfer upon the death of the last of them to die, the following residential real estate in its entirety:

Property Address: 6149 S. Kolin Ave, Chicago II 60629

County: Cook

Property Identification Number ("PIN"): 19-15-416-016-0000

REFER TO DOCUMENT # 0929633102 EXECUTED: 10/02/2009 RECORDED: 10/23/2009

LEGAL DESCRIPTION

LOT 25 IN BLOCK 11 IN ARTHUR T. MCINTOSH'S 63RD STREET ADDITION, BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 15, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any, to the following in fee simple as tenants in common:

- 1. Guadalupe Zavala Jr. 6350 S. Kostner Avenue, Chicago, IL 60629
- 2. Natalie Zavala, 6149 S. Kolin Ave., Chicago, IL 60629
- 3. Sergio Zavala, 6149 S. Kolin Ave., Chicago, IL 60629

Upon the death of the last to die of the OWNER(S), we hereby transfer our interest in the above described property to the beneficiary(ies) as designated above.

This instrument revokes any and all prior transfer on death instruments made by the above-mentioned OWNER(S) for the above mentioned residential real estate.

Before our deaths, we have the right to revoke this instrument.

This instrument is to be recorded prior to the aforesaid OWNER(S)' death(s) in the public records in the office of the recorder of the county in which any part of the residential real estate is located.

Owners' Signatures

Guadalupe Zavala

Maria Zavala

Dated

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I attest that Guadalupe Zavala and Maria Zavala, OWNER(S) of the above-mentioned property, executed this Illinois Transfer on Death Instrument in my presence on 1200 25, 2024. This instrument was executed as a free and voluntary act by the OWNER(S). At the time of the execution, I believe the OWNER(S) to be of sound mind and memory.	
WITNESS:	ADDRESS OF WITNESS:
Signed:	4252 N Cicero Ave
Printed: Hector Rodrigue Z	Chicago, IL 60641
I attest that Gasdalupe Zavala and Maria Zavala, OWNER(S) of the above-mentioned property, executed this Illinois Transfer on Death Instrument in my presence on	
WITNESS:	ADDRESS OF WITNESS:
Signed: UNDOSTO	4752 N. Clobed Hub.
Printed: JESSICA ACOSTA	CHICAGO, IL. WOWH
STATE OF ILLINOIS)) SS. COUNTY OF COOK)	Of Co.
The undersigned, a notary public in and for the above County and State, HEREBY CERTIFIES THAT Guadalupe Zavala and Maria Zavala, known to me to be the same person(s) whose names are subscribed as the OWNER(S) of the residential real estate, appeared before me and the witnesses TECTON RODELGUEZ and DESSION HOUSTAND in person and acknowledged signing the instrument as the free and voluntary act of the OWNER(S) who were acting of sound mind and memory for the uses and purposes therein set forth.	
March 25, 2024	Maria G. Garcia
Dated	Notary Public My commission expires: April 08, 2027
This document was prepared by:	Return to:
VW LAW LLC 954 W. Washington, Suite 625	Guadalupe Zavala 6149 S. Kolin Ave.
Chicago, Illinois 60607 312-888-0131	Chicago, IL 60629

Official Seal Maria G Garcia Notary Public State of Illinois My Commission Expires 4/8/2027