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Cedric Giles

Cook County Clerk's Office
Recording Division

118 N. Clark Street (Room
120 or Room 228)
Chicago, Illinois 60602

Doc#: 2416520286 Fee: \$59.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
Date 6/13/2024 11:32 AM Pg: 1 of 3

TRANSFER ON DEATH INSTRUMENT

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Owner's Name & Address and Taxes to: Jeffrey A. Wain and Sarah E. Wain 4308 N. Francisco Ave. Chicago, IL 60618	Beneficiary Name: Trustee of the Jeffrey A. Wain Trust dated dated June 13, 2024; or Trustee of the Sarah E. Wain Trust dated dated June 13, 2024 4308 N. Francisco Ave. Chicago, IL 60618
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TRANSFER ON DEATH INSTRUMENT

This TRANSFER ON DEATH INSTRUMENT is made this 13th day of June, 2024.

We, Jeffrey Wain and Sarah Wain ("Owners"), husband and wife, of 4308 N. Francisco Ave., Chicago, Cook County, Illinois, being of sound mind and memory, do hereby revoke any prior Transfer on Death Instruments for the Property and hereby make, declare and publish this Transfer on Death Instrument stating as follows:

THAT WE ARE THE OWNERS of residential real estate ("Property") under a duly recorded Warranty Deed dated September 21, 2019 and Recorded October 10, 2019, as document number 1928357161, in the County of Cook, State of Illinois whereby we acquired title to the Property not as Tenants in Common or as Joint Tenants, but as Tenants by the Entirety. The Property is legally described as:

LOT 21 IN BLOCK 3 IN ROSE PARK, A SUBDIVISION OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 13-13-305-024-0000

Address of Real Estate: 4308 N. Francisco Ave., Chicago, IL 60618

THAT UNDER 755 ILCS 27/1 et seq., the owners of residential real estate may transfer residential real estate by a transfer on death instrument; such as, this transfer does not become effective until the death of the last of us. We hereby waive and release all rights under the homestead exemption

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laws of the State of Illinois.

THAT UPON THE DEATHS of both Jeffrey Wain and Sarah Wain, then if Jeffrey Wain was the last of us to die, we convey and transfer the Property to the then acting trustee of the Jeffrey A. Wain Trust dated June 13, 2024, to be added to the trust property and held and distributed in accordance with the terms of that agreement and any amendments made prior to the death of Jeffrey Wain, or in the event Sarah Wain was the last of us to die, we convey and transfer the Property to the then acting trustee of the Sarah E. Wain Trust dated June 13, 2024, to be added to the trust property and held and distributed in accordance with the terms of that agreement and any amendments made prior to the death of Sarah Wain. In the event of simultaneous deaths or if the order of our deaths cannot be determined, we agree that it shall be deemed that Jeffrey Wain survived Sarah Wain.

IN THE EVENT THAT the trust of the last of us to die is not in existence at the time this Transfer on Death Instrument would become effective, we convey and transfer the described Property our living children *per capita*.

IN WITNESS WHEREOF, the said Owners have executed this Transfer on Death Instrument on this 13th day of June, 2024.



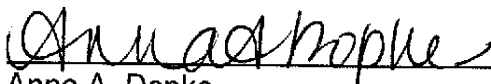
Jeffrey Wain



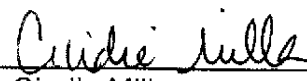
Sarah Wain

WITNESSES

We, the undersigned witnesses, hereby certify that the above Transfer on Death Instrument was on the date thereof signed and declared by Jeffrey Wain and Sarah Wain, the Owners, as their Transfer on Death Instrument in our presence and that we, at their request and in their presence and in the presence of each other, have signed our names as witnesses thereon, believing to the best of our knowledge that Jeffrey Wain and Sarah Wain, the Owners, executed the Transfer on Death Instrument as their free and voluntary act, and at the time of the execution we believed Jeffrey Wain and Sarah Wain (the Owners) to be of sound mind and memory.



Anna A. Dopke
107 S. McLean Blvd.
South Elgin, IL 60177



Cindie Miller
107 S. McLean Blvd.
South Elgin, IL 60177

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STATE OF ILLINOIS)
) SS
COUNTY OF KANE)

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY THAT Jeffrey Wain and Sarah Wain (the Owners), and Anna A. Dopke and Cindie Miller (the witnesses), personally known to me to be the same persons whose names 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 13th day of June, 2024.



Judith A. Schening

Judith A. Schening, Notary Public
My Commission expires on 08/07/2026

MUNICIPAL TRANSFER STAMP (If Required)

COOK COUNTY / ILLINOIS TRANSFER STAMP

Name & Address of Preparer:*

JUDITH A. SCHENING
SCHENING & DOPKE LAW, LLC
107 S. McLean Blvd.
South Elgin, IL 60177
Telephone: (630) 453-8884
Telefax: (888) 847-6806

***NOTE: The Attorney preparing this instrument has not examined the title to the real property described herein, and has expressed no opinion regarding title to said real property.**

PROPERTY OF COOK COUNTY CLERK'S OFFICE