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CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 6/17/2024 1:28 PM Pg: 1 of 4

Prepared by:

Attorney Casandra E Melton

1407 S. Michigan Avenue, Suite 1209

Chicago

Illinois 60605

When recorded, mail to:

Marilyn Birts

7640 S Sangamon St

Chicago

Illinois 60620

Space above this line for recorder's use only

Illinois Transfer on Death Deed

This TRANSFER ON DEATH INSTRUMENT is an exempt transaction under the provisions of 35 ILCS 200/31-45, paragraph (e) of the Illinois Real Estate Transfer Tax Law.

I/we, Marilyn Birts (Owner(s)), being of sound mind and legal capacity, hereby convey, effective upon my/our death, the following real property located in Illinois:

A complete legal description of the real property being conveyed by this instrument is attached hereto on page 4 as EXHIBIT A.

I/we designate the following beneficiary:

Beneficiary: Brittany Birts & Bryanna Birts Banks **Relationship:** Daughters
Address: 7640 S Sangamon St Chicago, IL 60620

If the beneficiary does not survive me, I/we designate the following alternate beneficiary:

Beneficiary: _____ **Relationship:** _____
Address: _____

Mail tax bills to: Marilyn Birts
7640 S Sangamon St Chicago, IL 60620

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I reserve the right to revoke or change this transfer on death deed at any time, and the transfer to the beneficiary shall not occur until my death.

Signature: Marilyn Birts
Grantor Printed Name: Marilyn Birts Date: 6/12/24

Signature: _____
Grantor Printed Name: _____ Date: _____

The Owner(s) has/have executed this instrument before two witnesses identified below. The witnesses attest that the owner's execution is their own free and voluntary act, and at the time of this execution, the owner(s) is/are believed to be of sound mind and memory.

Witness Signature: Marquita D. Leak
Printed Name: Marquita D. Leak Date: 6/12/24

Witness Signature: Eltonio Donaldson
Printed Name: Eltonio Donaldson Date: 6/12/24

Deed of Elk County Clerk's Office

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NOTARY ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of Illinois }
County of Cook }

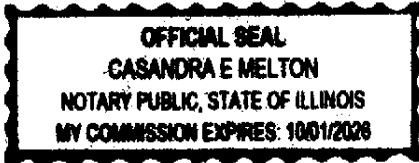
On June 12, 2024, before me, Cassandra E. Melton
(insert name and title of the officer), personally appeared Margaret D. Leek & Ebonia Donaldson
(seller's name) who proved to me on the basis of satisfactory evidence to be the person
whose name is subscribed within the Transfer on Death Deed and acknowledged to me
that they executed the same in their authorized capacity, and that by their signature on
the instrument the person, or the entity upon behalf of which the person acted, executed
the instrument.

I certify under PENALTY OF PERJURY under the laws of the state of
ILLINOIS that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Notary Public: Cassandra E. Melton
Print Name: CASANDRA E. MELTON
My Commission Expires: October 1, 2026

(seal)



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EXHIBIT A Legal Description

LOT 11 IN BLOCK 13 IN SUBDIVISION OF BLOCKS 1 TO 4 AND 13 TO 16 IN WEST AUBURN, A SUBDIVISION OF BLOCKS 17 TO 20 AND 29 TO 32 OF SUBDIVISION (BY EDWIN H. SHELDON ET AL) OF THE SOUTHEAST 1/4 (EXCEPT THE NORTH 99 FEET THEREOF) IN SECTION 29, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY ILLINOIS.

Property of Cook County Clerk's Office