THIS INSTRUMENT WAS PREPARED BY: OFFICIAL COPY

Attorney Durman Z. Jackson, III

18753 May Avenue

Homewood, IL. 60430

NAME & ADDRESS OF PROPERTY OWNER:

Dianne Strickland Bradley

530 N. Lake Shore Dr., Apt 1807

Chicago, Illinois 60611



Doc# 2417708000 Fee \$41.00 ILRHSP FEE:\$18.00 RPRF FEE:\$0.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

DATE: 6/25/2024 9:16 AM

PAGE: 1 OF 3

| ILLINDIS RESIDENTIAL FRANSFER ON DEATH INSTRUMENT (TODI) PURSUANT TO § 755 ILCS 27/1 ET SEC |
|------------------------------------------------------------------------------------------------------------------------------------------------|
| HIS TRANSFER ON DEATH INSTRUMENT (hereinafter referred to as a "TODI"), which was completed and signed before a notary public on the |
| ollowing date:June 10, 2024, by the property owner or owners, whose name is or are; Dianne Strickland Bradley |
| an unmarried woman, and currently live at the street address of: <u>530 North Lake Shore Drive, Apt. 1807</u> |
| n the city of: Chicago, and county of: Cook, in the state of: Illinois |
| with a zip code of: 60611, while be.or of sound mind and disposing memory, do now hereby make, declare and |
| publish this TOOI, stating and attesting to the following. That the abov :-referenced property owner or owners, is or are, the SOLE owner(s) o |
| the residential (which must be between 1 – 4 units) real estate, under a duly recorded DEED or other CONVEYANCE INSTRUMENT which was |
| recorded on the date of: <u>June 6, 2022</u> as document number: <u>22157/28305</u> with the proper County Agency in the |
| County of: Cook in the State of Illinois. Furthermore, this TUDI is intended to transfer the following real property: |
| LEGAL DESCRIPTION: CHECK WHICH APPLIES – WRITTEN BELLW - OR- SEE ATTACHED 🗸 |
| 7 |
| |
| |
| · C |
| PROPERTY IDENTIFICATION NUMBER(PIN): 1 7 - 1 0 - 2 1 1 - 0 2 4 - 1 0 9 3 |
| COMMONLY REFERRED TO ADDRESS: 530 N. Lake Shore Drive, Apt. 1807 |
| Chicago, IL, 60611 |
| CHICAUO, IL, 000 I I |

Finally, the owner, or owners, while also being of competent mind and capacity, while waiving and releasing all rights under the Homestead Exemption laws of the State of II, do now hereby **CONVEY** and **TRANSFER**, effective upon the death of the above-named **OWNER**, or last to die of the **OWNERS**, the above-described real property to the named **BENEFICIARY** or **BENEFICIARIES** on the following page in the specified **TENANCY TYPE** if multiple **BENEFICIARIES**.

SPECIAL NOTICE: This form is provided compliments of KAREN A. YARBROUGH, COOK COUNTY CLERK and <u>DOES NOT CONSTITUTE</u>

<u>LEGAL ADVICE</u> in any way, shape or form. Furthermore, it is provided WITHOUT any TITLE EXAMINATION or REVIEW of your individual estate plan.

PLEASE CONTACT AN ATTORNEY OR LICENSED ESTATE PLANNING PROFESSIONAL if you have additional questions, comments or concerns regarding how to complete this form, as the COOK COUNTY CLERK'S OFFICE STAFF MAY NOT assist you with the preparation of this, or any, legal document.

UNOFFICIAL COPY

TRANSFER ON DEATH INSTRUMENT - PAGE 2 (THIS INSTRUMENT IS EXEMPT PURSUANT TO \$ 35 ILCS 200/31-45, PARA, IL REAL ESTATE TRANSFER TAX LAW

As referenced on the foregoing page, the aforementioned <u>OWNER</u> or <u>OWNERS</u> do now hereby <u>CONVEY</u> and <u>TRANSFER</u>, effective upon the death of the above-named <u>OWNER</u>, or last to die of the <u>OWNERS</u>, the above-described real property to the named <u>BENEFICIARY</u> or <u>BENEFICIARIES</u> in the specified <u>TENANCY TYPE</u> if multiple <u>BENEFICIARIES</u> are listed. Additionally, in the event the <u>BENEFICIARY</u> or <u>BENEFICIARIES</u> pre-decease the <u>OWNER</u> or <u>OWNERS</u>.

| BENEFICIARY (A) | BENEFICIARIES should receive the BENEFICIARY (B) | e interest outlined in this instrument, i BENEFICIARY (C) | in the designated TENANCY TYPE: BENEFICIARY (D) |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------|
| Dejenne M. Bradley-Clayton | Joseph Frank Bradley | Janna Strickland Bradley | <u> </u> |
| 4603 S. Lake Park Avenue | 1019 Pacific Avenue, Apt, 205 | 4900 South Forrestville Ave., Apt. 2 | |
| Also, if there are multiple beneficiaries CHOOSE ONE (ONLY): JOINT TENA IT. | Tacoma, WA. 98402 lease attach separate sheet of paper with the DWNER or DWNER desires that the t S IN COMMON W/RIGHT OF SURVIVORS cold BENEFICIARIES pre-decease the ov | rans <u>fer</u> be to those <u>BENEFICIARIES II</u> SHIP 🖊 -OR- TENANTS IN COMMOI | desired additional <u>BENEFICIARIES.</u> N THE FOLLOWING TENANCY TYPE: N W/O RIGHT OF SURVIVORSHIP |
| | 0x C04 | | |
| l, or we, the SOLE OWNERS hereby sw | ear and affirm that the foregoing wis les | v ere made as my or our free and volu | intary act for the purposes set forth. |
| PRINT DWNER NAME (A): Diagne | Strickland Bradley | FRIMT OWNER NAME (B): | |
| SIGNATURE OF OWNER (A): | me Strickland Bro | ARWATURE OF OWNER (B): | <u> </u> |
| DATE SIGNED BEFORE NOTARY: | June 10, 2024 | O Date signed before notary: | |
| We, the undersigned witnesses, hereby owners as her, his, or their voluntary T hereby swear and affirm that we are signing of sound mind and memory, and PRINT WITNESS NAME (A): SIGNATURE OF WITNESS (A): | N IS TO BE ATTESTED TO AND SIGNED IN THE certify that the foregoing TODI was executed in our presence, at the request of hergaing our names to this instrument with the free from any undue influence or coercing June 10, 2024 | ted and signed on the date referenced, him or them, and while also in the pre te belief and knowledge that the owner to by any parties, including us as witnes | above, and signed by the owner or serce of one another. We also do now or owners, was or were, at the time of |
| STATE OF Illinois | <u>Notary verfica</u> | <u>Tion section:</u> | |
| Cook | , 22 , 22 | DATE NOTARIZED: | June 10, 2024 |
| I, the undersigned, a notary public in and f |) or said County, in the State aforesaid, DD HER to me to be the same persons whose names a | _ | FIX NOTARY STAMP BELOW: |

owners, and witnesses, personally known to me to be the same persons whose names are subscribed on the foregoing instrument, appeared before me on the below date and signed, sealed and delivered the foregoing instrument as their free and voluntary act, for the uses and purposes therein set forth.

PRINT NOTARY NAME: Tracey V. Jackson SIGNATURE OF NOTARY

OFFICIAL SEAL
TRACEY V JACKSON
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES 2014 214

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LEGAL DESCRIPTION

530 North Lake Shore Drive, Apartment 1807, Chicago, IL. 60611

PIN # 17-10-211-024-1093

UNIT 1807 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON 2LEMENTS IN 530 LAKE SHORE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0321245006, AS AMENDED FROM TIME TO TIME, IN THE NORTH ½ OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

THE EXCLUSIVE RIGHT TO THE USE OF THE LIMITED COMMON ELEMENT(S) COMPRISED OF PARKING SPACE(S) NUMBERED 4C1 AS DELINEATED ON THE PLAT AND AS DESCRIBED IN SUBPARAGRAPH 8(A) OF THE DECLARATION, (SUCH SPACE, OR EACH OF SUCH SPACE, AS THE CASE MAY BE, A "RELATED PARKING SPACE") EXCEPT THAT THE WORD "NONE" IS SPECIFIED, NO SUCH RIGHT TO THE EXCLUSIVE USE OF ANY PARKING SPACE IS TRANSFERRED OR ASSIGNED HEREBY;

COMMONLY KNOWN AS: 530 N. Lake Shore Dr. Apt. 1807, Chicago, IL. 60611

Office

PERMANENT INDEX NUMER: 17-10-211-024-1093, Volume 501