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2001-01-30 12:31:24  
Cook County Recorder 25.50



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Prepared by:

Maggio & Associates  
7824 W. Belmont Ave.  
Chicago, Illinois 60634

## DECEASED JOINT TENANCY AFFIDAVIT

STATE OF ILLINOIS

COUNTY OF COOK

Freddie Parker , hereinafter referred to as the affiant, states under oath that affiant resides at 2116 N. Mango , in the City of Chicago , Illinois 60639:

That the affiant was acquainted with Barbara Parker , the decedent; that at the time of death, the decedent was one of the owners of the property, by virtue of a properly recorded joint tenancy deed, said property located in Cook , County, Illinois, and legally described as follows:

\*\*\*SEE ATTACHED LEGAL\*\*\*

2116 N. Mango , Chicago , Illinois , 60639  
13-32-223-027-0000

That the decedent had no interest in any business or partnership, nor held any power of appointment at death, nor created any remainder interests in property by transfer with retention of a life interest therein or the creation of interests to take effect in possession or enjoyment after death:

That the decedent died on July 16, 2000 , leaving NO / A last will and testament:

That the total value of decedents estate including the taxable interest in the above property was less than \$ 50,000.

That the Illinois Inheritance Tax and the Federal Estate Tax, if any was due from the decedent's estate, has been paid in full:

That the affiant makes this affiavit to induce the title insurance company (Attorney's Title Guaranty Fund) to issue its policy of title insurance on the above described property.

The affiant hereby covenants and agrees, for himself/herself/themselves, heirs, personal representatives or assignees, to forever fully indemnify, protect, defend and hold the

ANDREW P. MAGGIO JR. & ASSOC.  
ATTORNEY AT LAW  
7824 W. BELMONT AVE.  
CHICAGO, ILLINOIS 60634  
(773) 663-1100

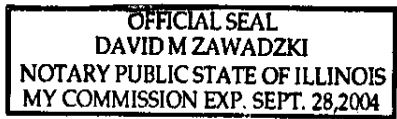
title insurance company (Attorney's Title Guaranty Fund) harmless and to reimburse the title insurance company for all loss, costs, damages, suits, attorney fees and expenses of every kind and nature which the title insurance company may suffer, expend or incur by reason of the issuance of said policy free and clear of the following objections:

- 1) Claims against the estate of Barbara Parker , the decedent;
- 2) Illinois State Inheritance Tax and Federal Estate Tax which may be charged against the estate of said decedent;
- 3) Legacies, if any, created by the will of said decedent;
- 4) Rights to contribution.

*[Signature]*  
Affiant

Subscribed and sworn before me this 16 day of JANUARY, 2000

*[Signature]*  
Notary Public



Property of Cook County Clerk's Office

STATE OF ILLINOIS

REGISTRATION DISTRICT NO. 16.10

MEDICAL CERTIFICATE OF DEATH

STATE FILE NUMBER 611415

STATE OF ILLINOIS COUNTY OF COOK CITY OF CHICAGO JUL 20 2000

DECEASED-NAME BARBARA PARKER... DATE OF DEATH JULY 16, 2000... CHRONIC RENAL FAILURE... CEREBRAL HEMORRHAGE... JULY 16, 2000... OAK RIDGE CEMETERY... CHICAGO ILLINOIS 60644

I, SHARLA LYNE, RSM, LOCAL REGISTRAR OF VITAL STATISTICS OF THE CITY OF CHICAGO, DO HEREBY CERTIFY THAT I AM THE KEEPER OF THE RECORDS OF BIRTHS, STILLBIRTHS AND DEATHS FOR THE CITY OF CHICAGO BY VIRTUE OF THE LAWS OF THE STATE OF ILLINOIS AND THE ORDINANCES OF THE CITY OF CHICAGO; THAT THE ACCOMPANYING CERTIFICATE ON THIS SHEET IS A TRUE COPY OF A RECORD KEPT BY ME IN ORDINANCE OF SAID LAW AND ORDINANCES.

Signature: Sharla Lyne RSM LOCAL REGISTRAR

THIS CERTIFICATE COPY VALID WHEN MULTICOLOR SIGNATURE SEAL IS AFFIXED.