## **UNOFFICIAL COPY**

Attorneys'
Title
Guaranty
Fund,
Inc.



Eugene "Gene" Moore Fee: \$28.00 Cook County Recorder of Deeds Date: 07/28/2003 09:29 AM Pg: 1 of 3

STATE OF ILLINOIS)

SS.

COUNTY OF COOK )

## JOINT TENANCY AFFIDAVIT

Sidney Feldner, receivafter referred to as the affiant, states under oath that the affiant resides at 1806 N. 77<sup>th</sup> Court in the Village of Elmwood Park, Illinois; that the affiant was acquainted with Mary C. Feldner, 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 varranty deed, said property, located in Cook County, Illinois, and legally described as follows: See Legal Description Attached To And Made A Part Hereof.

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 possection or enjoyment after death;

That the decedent died on July 14, 2002, leaving a last will and testament;

That the total value of decedent's estate, including the trable interest in the above property was Non-Taxable, and that the value of the above property individually was Non-Taxable.

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 affidavit to induce Attorneys' Title Guaze 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 **Attorneys' Title Guaranty Fund, Inc.** harmless and to reimburse the Fund for all loss, costs, damages, suits, attorney's fees raid expenses of every kind and nature which the Fund 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 Mary C. Feldner, 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.

SIDNEY FELIPNER

Subscribed and Sworn to before

OFFICIAL SEAL VINCENT F. GIULIANO TARY PUBLIC, STATE OF ILLING

Notary Public

NOTARY PUBLIC, STATE OF ILLINOIS My Commission Expires Jan. 15, 2006

Prepared By and Mail To: Vincent F. Giuliano, 7222 W. Cermak Rd., Suite 300, North Riverside, IL 60546

AGTE INC

(3)

		MEDIO	CATE	DEA.	
	1.1 MARY	K C. Middle	FELDNER	2 FEMALE 3. JULY	14, 2002
	TYOF DEATH		UNDER 1 YEAR UNDER 1 DAY	DATE OF SIRTH	
	CITY, TOWN, TWP, OR ROAD DISTRICT NUMBER		HOSPITAL OR OTHER INSTITUTION-NAME (IF NOT INEITHEH, GIVE STREET AND NUMBER)	ITHEH, GIVE STREET AND NUMBER)	
	6a. ELMWOOD PARK	6b. 1806 N	٦.	20	FOSPICE
	BIRTHPLACE (CITYAND STATE OR FOREIGN COUNTRY) 7. CHICAGO, IL	MARRIED, NEVER MARRIED, WIDOWEO, DIVORCED (SPECIFY)  8a. MARRIED,	Eb. SIDNEY FELDAMEN	MAI IEN VA. (C. JEWIFE)	was deceased even in u.s. armed forces? (Yes/No)  9. NO
	Z		힐		ONLY HIGHEST GRADE COMPLETE
	10349-18-2015	11a. HOUSEWIFE	11b OWN HOME		tementary:Secondary (0-12) College (1-4 or 5 + )
	HON ONY LEEL			T NO. INSIDE CITY	COUNTY
2	1806 / /TH 0		<u>\$</u>		13d, WUK
1	ZIPC	7		FY NO OR YES-IF YES.	SPECIFY CUBAN, MEXICAN, PUERTO RICAN, etc.)
	FATHER-NAME FIRST	MIDDLE LAST	NOTHER-NAME	FIRST MIDDLE	(MAIDEN) LAST
	JÓS	cosc:	16. Q	L-3	BLASI
: <b>F</b>	17a SIDNEY FELDNER		RECYTIONSHIP MAILING ADDRESS	GADDRESS (STREETANDNO ORRE)	D CITYORTOWN STATE ZIP) 60707
		diseases, or complications that cau heart failure. List only one cause	so the death. Do not enter the mode of dying, such as cardiac or o each line.	ring, such as cardiac or respiratory	arrest.
	disease or condition resulting in death) (a)	(a) CAY CIN OWN ?	of within	on Out in	CAN STATE
	CONDITIONS, IF ANY WHICH GIVE RISE TO MMEDIATE CAUSE (8)	(b) DUE TO, OH AS TO NSEQUENCE OF			
	I L				
	PART II. Other significant conditions contrib	Other significant conditions contributing to deciminal not resulting in the underlying cause given in PART I	cause given in PART	AUTOPSY (YES/NO) 19a. NO	WERE AUTOPSY FINDINGS AVAILABLE PRIOR TO COMPLET ON OF CAUSE OF DEATH? (YES/NO) 19b.
	DATE OF OPERATION, IF ANY	MAJOR FINDINGS OF OPERATION		HE FE	K A
	((DID) (DID NOT) ATTEND THE DECE	ASED (MONJH, DAY, YEAR)	(W)	^	HOUR OF DEATH
	AND LAST SAW HIM/HC 7 ALV E ON 21a.	し	21	D? (YES/NO)	1c. 3:15 P. M.
	TO THE BEST OF AN INDWICEDGE, B	MEATH OCCUPRED AT THE TIME PATE A	(ND PLACE AND DUE	TOTHE CAUSE(S) STATED. D	ATESIGNED (MONTH, DAY, YEAR) (25) 7 (6 / 0 2
	NAME AND, OLICESS OF CERTIFIER	CIYPEOR PRINT)  A  A  A  A  A  A  A  A  A  A  A  A  A	ence well	Gett 14 2	22d. 36540/8
	23.		(TYPE OR PRINT)	201	NOTE: IF AN INJURY WAS INVOLVED IN THIS DEATH THE COHONER OR MEDICAL EXAMINER MUST BE NOTIFIED.
.cust	Ņ	OR CHEMATORY	LOCATION	OWN STATE	
	AUNERAL HOME	24b. MI. CARMELL CHMEITERY NAME STREET AND NUM	AND NUMBER OR R.F.D. CITY	CITY OR TOWN	STATE ZIP
	1354 RALPH MASSEY FI	FUNERAL DIRECTOR 18	857 N. HARLEM AVE	· OH	CAGO, ILLINOIS 60707
	250. ▼	cepy Ma	ren	25c. 034-6	25c. 034-010829
	LOCAL REGISTRAN'S SIGNATURE (AREN L. SCOTT, M.D.	11.70	WILL	OATE FILEDBY LOCAL	CHEGISTRAR/MONTH, DAY, YEAR)
	を担じる(V) ズAゴ	1 100		1 000 C	T

Illinois Department of Public , lealth -- Division of Vital Records

I HEREBY CERTIFY THAT the foregoing is a true and correct copy of the death record in my office in accordance with the provisions of Illinois statues relating to the registrar of birth, stillbirth and death.

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REGISTRATION DISTRICT NO.

STATE OF ILLINOIS

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## **UNOFFICIAL COPY**

## Legal Description

LOT 16 (EXCEPT THE SOUTH 12 FEET THEREOF) AND THE SOUTH 27 FEET OF LOT 15 IN BLOCK 5 IN MILLS AND SONS 3RD ADDITION TO GREENFIELD'S SUBDIVISION BEING A SUBDIVISION OF THE EAST 1/2 OF THE SOUTH WEST 1/4 (EXCEPT THE NORTH 174 FEET AND THE SOUTH 191 FEET THEREOF) OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN NO.: 12-36-309-093

DDRES.

OF COOK COUNTY CLORA'S OFFICE PROPERTY ADDRESS: 1806 N. 77th COURT, ELMWOOD PARK, IL 60707