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JOINT TENANCY AFFIDAVIT

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

Doc#: 0631720063 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/13/2006 08:49 AM Pg: 1 of 4

Edna Bell,

hereby referred to as the affiant, states
under oath that the affiant resides at
10037 S. Yale
Chicago, IL 60628.

In the City of Chicago,
State of Illinois;

that the affiant was acquainted with
Monroe Bell,

the decedent; at the time of death, the
decedent was one of the owners of
property, by virtue of a properly
recorded joint tenancy deed, said
property located in Chicago
County of Cook, State of Illinois,
and legally described as follows:

SEE EXHIBIT A

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;

The decedent died on November 19, 1996, leaving no last will and testament;
The total value of decedent's estate, including the taxable interest in the above property was \$150,000.00, and that the above property individually was \$149,000.00.

The State and Estate/Inheritance Tax and Federal Estate Tax, if any, that was due from the decedent's estate, has been paid in full;

The affiant makes this affidavit to induce Attorneys' Title Guaranty Fund Inc. (ATG) to issue its policy of title insurance on the above described property.

The affiant hereby covenants and agrees, individually, and for the affiant, heirs, personal representatives or assignees, to forever fully indemnify, protect, defend and hold ATG harmless and to reimburse ATG for all loss, costs, damages, suits, attorney's fees and expenses of every kind and nature that ATG 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 Monroe Bell, the decedent;
2. State Estate/Inheritance Tax and Federal Estate Tax that may be charged against the estate of said decedent;
3. Legacies, if any, created by will of said decedent;
4. Rights and contribution.

Attorneys' Title Guaranty Fund, Inc
1 S Wacker Dr., STE 2400
Chicago, IL 60606-4650
Attn: Search Department

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06034200013

2/08

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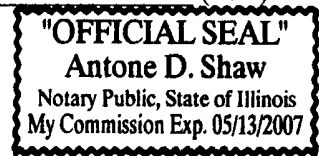
JOINT TENANCY AFFIDAVIT (continued)

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

Edna E. Bell (Seal)

_____ (Seal)

Subscribed and sworn to before me this
2nd day of October, 2004
 (Month) (Year)



Antone D. Shaw

(Notary Public)

NOTE: If the decedent left a will, it will be necessary that the original or certified copy thereof be present to ATG for inspection. A death certificate, together with evidence of payment of death taxes, if any should accompany this affidavit.

This instrument prepared by:

Law Office of Antone D. Shaw
3614 213TH Place
Matteson, IL 60443

Return to:

Edna Bell
3033 S. Western Ave.
Park Forest, IL 60466

Property of Cook County Clerk's Office

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Exhibit A

THE NORTH HALF OF LOT THIRTY-THREE (33) AND ALL OF LOT THIRTY-FOUR (34) IN BLOCK TEN (10) IN JOSEPH B. CHANDLER'S SUBDIVISION OF BLOCKS FIVE (5), TEN (10), NINETEEN (19) AND TWENTY-FOUR (24) AND THE EAST HALF OF BLOCKS SIX (6), NINE (9) AND TWENTY (20), THE WEST HALF OF BLOCKS FOUR (4), ELEVEN (11), AND EIGHTEEN (18), LOTS ONE (1) AND FOUR (4) IN BLOCK TWENTY-THREE (23) AND LOTS TWO (2) AND THREE (3) IN BLOCK TWENTY-FIVE (25), ALL IN FERNWOOD, A RESUBDIVISION OF THE SOUTHEAST QUARTER OF SECTION NINE (9), TOWNSHIP THIRTY-SEVEN (37) NORTH, RANGE FOURTEEN (14), EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 10037 S. Yale, Chicago, IL 60628

P.I.N.: 25-09-411 012-0000

Property of Cook County Clerk's Office

FROM : S. BELL

STATE OF ILLINOIS

MEDICAL CERTIFICATE OF DEATH

REGISTRATION DISTRICT NO. 16. 91 REGISTERED NUMBER 318

Form with fields for DECEASED, PARENTS, CAUSE, MEDICAL, CERTIFIER, and DISPOSITION. Includes names like Riley Bell, Rosie Mae Quinn, and John E. Pruitt.

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I HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF THE DEATH RECORD FOR THE DECEDENT NAMED IN ITEM #1 AND THAT THIS RECORD WAS ESTABLISHED AND FILED IN MY OFFICE IN ACCORDANCE WITH THE PROVISIONS OF THE ILLINOIS STATUTES RELATING TO THE REGISTRATION OF STILLBIRTHS, BIRTHS AND DEATHS.

DATED: Nov. 20, 1996

SIGNED: John E. Pruitt LOCAL REGISTRAR

SIGNED: [Signature] DEPUTY REGISTRAR

DEPUTY REGISTRAR, AT TINLEY PARK, ILLINOIS