UNOFFICIAL COPY DECEASED JOINT TENANCY AFFIDAVIT

Yolanda Nix-Bullen and Edward Nix, hereinafter referred to as Affiants, being duly sworn, state that Yolanda Nix-Bullen resides at 822 Shadow Lakes Dr., Willow Spring, North Carolina 27592, and Edward Nix resides at 7750 Natchez, Burbank, Illinois 60459. That Affiants were acquainted with James Nix and Elvira Nix, hereinafter referred to as the Deceased or Decedent(s), and at the time of Decedents' deaths, were the owners of the land in Cook County, Illinois, described as:

Lot 20 in Block 21 in Frederick II, Bartlett's first addition to Greater 79th Street subdivision, being a subdivision of the South East ¼ of the South East ¼ of Section 30, also the South West ¼ of the South West ¼ and the South East ½ of South West ¼ of Section 29, Township 38 North Rage 13 East of the Third Principal Meridian, in Cook County, Illinois.

19-30-404-040-0000

More commonly described as 7750 Natchez, Burbank, IL 60459.

That Decedent <u>Elvira Nix</u>, died on November 10, 2011, as evidenced by a copy of Deceased's death certificate at cented hereto, and the Decedent <u>James Nix</u>, died on November 1, 1993, as evidenced by a copy of Feet ased's death certificate attached hereto.

That the Decedents, at the time of their deaths, held their share of the above-mentioned property as a joint tenant and that the Decedents died leaving no last will & testament.

That the total value of the estate of the Decedents, for estate tax purposes, including both real and personal property owned by the Deceden's either individually or in joint tenancy at the time of their deaths, does not exceed the sum of \$200.000.00.

Affiants make this Affidavit for the purpose of any individual or corporation who may be harmed by the Affiants' lack of veracity.

Edward Nix. Affiant

Yolanda Nix-Bullen, Affiant

Doc#: 1209046029 Fee: \$72.00 Fugeria "Gene" Moore F1:05 Fee: \$10.00 Cook County Recorder of Deeds

Gate: 03/30/2012 11:16 Atz. Fig. 14.7



CERTAFACATION OF DEATH CECOPD

COOK COUNTY CLERK VITAL RECORDS CHICAGO, ILLINOIS MEDICAL CERTIFICATE OF DEATH

STATE FILE NUMBER 2011 0084696

ATE ISSI	1750	11/16/2011	ı

DECEDENTS LEGAL NAME ELVIRA NIX		SEX DATE OF DEATH FEMALE NOVEMBER 10, 2011
COUNTY OF DEATH.	AGE AT LAST BIRTHDAY 84 YEARS	DATE OF BIRTH MARCH 09, 1927
CITY OR TOWN PALOS HEIGHTS	HOSPITAL OR C PALOS CO	OTHER INSTITUTION NAME DIMMUNITY HOSPITAL
PLACE OF DEATH INPATIENT	LOUIS AT THE OF REATH	SURVIVING SPOUSEICIVIL UNION PARTMER'S MAIDEN NAME: EVER IN U.S. ARMED
BIRTHPLACE CHICAGO, IL	SOCIAL SECURITY NUMBER STATUS AT TIME OF DEATH 361-12-7878 WIDOWED	FORCESS NO
RESIDENCE 7750 S NATCHEZ		BURBANK YES
COOK 1L		JOSEPHINE GORDOVA
INFORMANT'S NAME EDWARD J NIX	RELATIONSHIP SON	MAILING ADDRESS 7750 S NATCHEZ, BURBANK, IL, 60459 LOCATION - CITY OR TOWN AND STATE DATE OF DISPOSITION
METHOD OF DISPOSITION BURIAL	PLUSE OF DISPOSITION SHINT MARY CATHOLIC CEMETERY	EVERGREEN PARK, IL NOVEMBER 17, 2011
FUNERAL HOME WOODLAWN FUNERAL	HOME, 7750 W. CEP.VAKRD, FOREST PARK, IL,	60130
FUNERAL DIRECTOR'S NAME. PETER B KENNEDY		034016156
LOCAL REGISTRAR'S NAME DAVID ORR		DATE FILED WITH LOCAL REGISTRAR NOVEMBER: 15, 2011
CAUSE OF DEATH PART	I. MYOCARDIAL INFARCTION	SAPE AND THE SAPER
IMMEDIATE CAUSE (Fundi disease or condition resulting in death)	Due to for as a consequence of the CORONARY ARTERY DISEASE	WEST AND D
	Due (o lor as a consequence	
	c ATHEROSCLEROTIC HEART DISEASE	
	Due to far as a consequence onditions contributing to death but not resulting in the underlying co	
PART II. Enter other significant of	onorious contracting to see	WERE AUTOPSY FINDINGS USED TO COMPLETE CAUSE OF DEATH? N/A
FEMALE PREGNANCY STATUS		MANNER OF DEATH NATURAL
NOT APPLICABLE DATE OF INJURY	TIME OF INJURY PLACE OF INJ	I IN HIDY AT WORK?
LOCATION OF INJURY		
DESCRIBE HOW INJURY OCCU	RRĒCi:	IF.T; VANSPORTATION INJURY, SPECIFY.
ATTEND THE DECEASED?	DATE LAST SEEN ALIVE WAS MEDICAL EXAMINER OR NOVEMBER 10, 2011 CORQUER CONTACTED?	NØ 07:00 PM
CERTIFIER PHYSICIAN		DATE CERTIFIED NOVEMBER 14, 2011
NAME ADDRESS AND ZIP COD	DE OF PERSON COMPLETING CAUSE OF DEATH JAS, MAD, 7600 W. COLLEGE DRIVE, PALOS HEIGH	PHYSICIANS LICENSE NUMBER 036-078350

This is to certify that this is a true and correct copy from the official death record filed with the Illinois Department of Public Health.





1209046029 Page: 3 of 5

UNOFFICIAL COPY

ATE OF ILLINOIS

Harry of Cook

DAVID ORR, COUNTY CLERK

March 28, 2012

Bavid Orr County Clerk of the County of Cook, in the State aforesaid, and Keeper of the Records and Files of said County do herby certify that the effective that the effective the true and correct copy of the original Record on file, all of which appears from the records and files in my office. WITNESS THEREOF I have hereunto set my hand and affixed the Seal of the County of Cook, at my office in the City of Chicago, in said County

David D. On

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UNOFFICIAL COPY

STATE OF NORTH CAROLINA COUNTY OF WHITE)) SS)
Subscribed and sworn before me, b	by the said Yolanda Nix-Bullen , this 28 day of
GARCIA ALL MOTARY	Notary Public
E PUBLIC O	
	f _C

John Office

UNOFFICIAL COPY

STATE OF ILLINOIS)	SS
COUNTY OF COOK)	
Subscribed and sworn before 2012.	me, by	the said Edward Nix, this 29 day of March
OFFICIAL SEAL DIANE MARIE ACTOM		Descenaciolos
Notary Public - State of Illinois My Commission Expires Jul 14, 2011	00/	Notary Public
Prepared by Edward No. 7750 Nata	yam 1+	ai) to:
7750 Nata Burbank,	hl2 IL	60459 C/C/T/S Ox
		O. O. C.