

# UNOFFICIAL COPY



CHICAGO TITLE INSURANCE COMPANY  
DECEASED JOINT TENANCY AFFIDAVIT



1324144021

Doc#: 1324144021 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/29/2013 11:53 AM Pg: 1 of 4

State of Illinois )  
County of COOK ) ss.

Order No.

~~MARGARET BOWBIN~~ Daniel J. Quenly being duly sworn states  
that SHE resides at 1501 S. CLINTON AVE.  
the City of BERWYN, IL 60402 in

That SHE was acquainted with JAMES E. QUEALY  
Deceased who, at the time of HIS death, was one of the owners of the land in COOK  
County, Illinois, described as:

850 DES PLAINES AVE., FOREST PARK IL 60130 PIN 15-13-303-033-1060  
LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A

That the deceased died March 28 2012, as evidenced  
by a certified copy of death certificate of the deceased attached hereto.

That the deceased died:

- Leaving no Last Will & Testament.
- Leaving a Last Will & Testament a copy of which is attached hereto. The original of the unproven Will should be filed with the Clerk of the Probate Division of the Circuit Court of \_\_\_\_\_ County, Illinois.
- Leaving a Last Will & Testament which was filed in the Unproven Will Box of the Probate Division of the Circuit Court of \_\_\_\_\_ County, Illinois about \_\_\_\_\_

That the total value of the estate of the deceased, including both real and personal property owned by the deceased either individually or in joint tenancy at the time of the death of the deceased, does not exceed the sum of \$25,000.00 dollars.

Affiant makes this affidavit for that purpose of inducing the Chicago Title Insurance Company to issue its Title Insurance Policy, describing the above mentioned property.

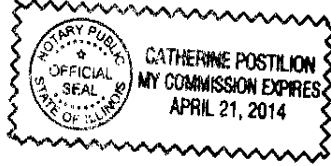
Subscribed and sworn to before me by the said

# UNOFFICIAL COPY

Catherine Postilion  
this 12<sup>th</sup> day of March, A.D. 2013

[Signature]  
Notary Public

[Signature]  
(affiant's signature)



850 DES PLAINES AVE., FOREST PARK IL 60130 PIN 15-13-303-033-1060  
LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A

Property of Cook County Clerk's Office

**UNOFFICIAL COPY****BERWYN HEALTH DISTRICT  
BERWYN, ILLINOIS  
MEDICAL CERTIFICATE OF DEATH**

STATE FILE NUMBER 2012 0024973

DATE ISSUED 04/04/2012

DECEDENT'S LEGAL NAME JAMES EDWARD QUEALY			SEX MALE	DATE OF DEATH MARCH 28, 2012	
COUNTY OF DEATH COOK	AGE AT LAST BIRTHDAY 59 YEARS	DATE OF BIRTH JANUARY 16, 1953			
CITY OR TOWN BERWYN		HOSPITAL OR OTHER INSTITUTION NAME MAC NEAL MEMORIAL HOSPITAL			
PLACE OF DEATH INPATIENT					
BIRTHPLACE CHICAGO, IL	SOCIAL SECURITY NUMBER 332-48-0072	STATUS AT TIME OF DEATH NEVER MARRIED/NEVER IN CIVIL UNION	SURVIVING SPOUSE/CIVIL UNION PARTNER'S MAIDEN NAME	EVER IN U.S. ARMED FORCES? NO	
RESIDENCE 850 SOUTH DESPLAINES AVENUE	APT. NO 703	CITY OR TOWN FOREST PARK	INSIDE CITY LIMITS? YES		
COUNTY COOK	STATE IL	ZIP CODE 60130	FATHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION JAMES P. QUEALY	MOTHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION BETTE BROWN	
INFORMANT'S NAME PEGGY BOWBIN	RELATIONSHIP SISTER	MAILING ADDRESS 1535 SOUTH WESLEY AVENUE, BERWYN, IL, 60402			
METHOD OF DISPOSITION CREMATION	PLACE OF DISPOSITION N. ORGAN CREMATION SERVICES	LOCATION - CITY OR TOWN AND STATE NORTHLAKE, IL	DATE OF DISPOSITION APRIL 02, 2012		
FUNERAL HOME JOSEPH NOSEK & SONS FUNERAL HOME, 67 E W. 16TH STREET, BERWYN, IL, 60402					
FUNERAL DIRECTOR'S NAME FRANK J NOSEK JR			FUNERAL DIRECTOR'S ILLINOIS LICENSE NUMBER 034014402		
LOCAL REGISTRAR'S NAME ELIZABETH A PECHOUS			DATE FILED WITH LOCAL REGISTRAR APRIL 3, 2012		
CAUSE OF DEATH	PART I	ACUTE MYOCARDIAL INFARCTION		APPROXIMATE INTERVAL BETWEEN ONSET AND DEATH	
IMMEDIATE CAUSE (if final disease or condition resulting in death)	a.	Due to (or as a consequence of)			2-3 DAYS
	b.	Due to (or as a consequence of)			
	c.	Due to (or as a consequence of)			
PART II Enter other <i>significant conditions contributing to death</i> but not resulting in the underlying cause given in PART I			WAS AN AUTOPSY PERFORMED? NO		
			WERE AUTOPSY FINDINGS USED TO COMPLETE CAUSE OF DEATH? N/A		
FEMALE PREGNANCY STATUS NOT APPLICABLE			MANNER OF DEATH NATURAL		
DATE OF INJURY	TIME OF INJURY	PLACE OF INJURY	INJURY AT WORK?		
LOCATION OF INJURY					
DESCRIBE HOW INJURY OCCURRED:			IF TRANSPORTATION INJURY, SPECIFY:		
ATTEND THE DECEASED? YES	DATE LAST SEEN ALIVE MARCH 28, 2012	WAS MEDICAL EXAMINER OR CORONER CONTACTED? NO	DATE PRONOUNCED	TIME OF DEATH 08:01 AM	
CERTIFIER PHYSICIAN			DATE CERTIFIED MARCH 29, 2012		
NAME, ADDRESS AND ZIP CODE OF PERSON COMPLETING CAUSE OF DEATH M QURESHI, MD, 6538 WEST CERMAK ROAD, BERWYN, ILLINOIS, 60402			PHYSICIAN'S LICENSE NUMBER 036-092505		

This document is a copy of the original death certificate as filed with the Cook County Clerk's Office. It is not a legal document and should not be used for legal purposes.



Elizabeth A. Pechous  
Registrar



**UNOFFICIAL COPY**

UNIT 703 as delineated on the Survey of the following described  
Parcels of Real Estate:

PARCEL 1: The North 52 feet of Block 5 (except the East 103 1/2 feet thereof) in Dunlop's Addition to Oak Park in the East 1/2 of the Southwest 1/4 of Section 13, Township 39 North, Range 12, East of the 3rd Principal Meridian, except the triangular piece of land, described as follows: Commencing at the Southwest Corner of said above described land; thence running Easterly along the Easterly Line of Des Plaines Avenue, 26 feet; thence running at right angles from said Line in a Southeasterly direction about 48 feet to the South Line of said above described land; thence running West along said South Line of said land to the place of beginning, in Cook County, Illinois.

PARCEL 2: That part of Block 5 described as follows: Commencing at a point on the Easterly Line of Des Plaines Avenue at its intersection with the South Line of the North 52.0 feet of said Block 5; thence Northeasterly along said Easterly Line of Des Plaines Avenue 26.0 feet, thence Southeasterly perpendicular to said Easterly Line of Des Plaines Avenue to a point on the South Line of the said North 52.0 feet of Block 5; thence East parallel with the North Line of the said Block 5 to a point 115.0 feet West of the East Line of the said Block 5; thence South parallel with the East Line of said Block 5, 63.0 feet; thence Westerly to a point on the Easterly Line of Des Plaines Avenue 74.74 feet Southwesterly of the point of beginning; thence Northeasterly to said point of beginning (excepting from the said described property the East 7.0 feet thereof), all in Dunlop's Addition to Oak Park, a Subdivision of the West 1/2 of the Southeast 1/4 and part of the East 1/2 of the Southwest 1/4 of Section 13, Township 39 North, Range 12, East of the 3rd Principal Meridian, in Cook County, Illinois.

PARCEL 3: The South 94 feet of the North 209 feet (except the East 117.25 feet thereof) of Block 5 in Dunlop's Addition to Oak Park in the West 1/2 of the Southeast 1/4 and in that part of the East 1/2 of the Southwest 1/4 lying Southeast of Des Plaines Avenue in Section 13, Township 39 North, Range 12, East of the 3rd Principal Meridian, in Cook County, Illinois.

PARCEL 4: (Except the East 150 feet) of the South 69 feet of the North 278 feet of Block 5 in Dunlop's Addition to Oak Park in Section 13, Township 39 North, Range 12, East of the 3rd Principal Meridian, in Cook County, Illinois;

which Survey is attached as Exhibit "A" to the Declaration made by MAYWOOD-PROVISO STATE BANK, as Trustee, under Trust Number 3157, recorded in the Office of the Recorder of Deeds, Cook County, Illinois, as Document 2267844 together with its 1.6022 undivided percentage interest in the Common Element