

# UNOFFICIAL COPY



**Prepared by:**  
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**Doc#:** 1406413003 **Fee:** \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/05/2014 08:34 AM Pg: 1 of 4

**Return to:**  
LSI TITLE COMPANY  
5039 DUDLEY BLVD  
MCCLELLAN, CA 95652

## DECEASED JOINT TENANT AFFIDAVIT OF DEATH

585  
State of Illinois )  
County of Cook ) ss. Order No. 17871585

Affiant, **Roxane R. Engel**, being duly sworn, states that she resides at 10429 Elderberry Ln., Orland Park, IL 60467. That she was acquainted with **Frank J. Smith a/k/a Frank J. Smith III**, Deceased, who at the time of his death was one of the owners of the land described and referred to herein, located in Cook County, Illinois, and described as:

**See Exhibit A attached hereto and made a part hereof**

That the deceased died November 26, 2012, as evidenced by a certified copy of the 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 Cook County, Illinois.
- Leaving a Last Will & Testament which was filed in the Unproven Will Box of the Probate Division of the Circuit Court of Cook 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 death of the deceased, does not exceed the sum of \$100,000.00 dollars.

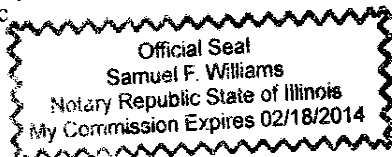
Affiant makes this affidavit for that purpose of inducing the *National Title Insurance Co. of New York, Inc.* to issue its Title Insurance Policy, describing the above mentioned property.

Subscribed and sworn to before me by the said Roxane R. Engel.

By:   
Roxane R. Engel

This 13<sup>th</sup> day of FEBRUARY, A.D. 2014

Notary Public



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## EXHIBIT A

The following described property:

Parcel 1:

That part of Lot 29 in Mallard Landings Unit 4B-2, being a Planned Unit Development of part of the East 1/4 of the Northeast 1/4 of Section 29, Township 36 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois, being particularly described as follows:

Commencing at the Southeast corner of said Lot 29; thence North 89 degrees 31 minutes 53 seconds West, along the South line of said Lot 29, 40.84 feet; thence North 00 degrees 28 minutes 07 seconds East, 15.37 feet; thence North 88 degrees 11 minutes 01 seconds West, 79.79 feet to the point of beginning; thence North 88 degrees 11 minutes 01 seconds West, 44.21 feet; thence North 01 degrees 48 minutes 59 seconds East 93.00 feet; thence South 88 degrees 11 minutes 01 seconds East, 44.21 feet; thence South 01 degrees 48 minutes 59 seconds West, 93.00 feet to the point of beginning.

Parcel 2:

Easement appurtenant to and for the benefit of Parcel 1 aforesaid as set forth in the declaration of party wall rights, covenants, conditions and restrictions and easements for Mallard Landings Townhomes recorded June 27, 1991 as Document 91315347, as amended, for ingress and egress.

Assessor's Parcel No: 27-29-214-089

Property of Cook County Clerk's Office

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**PROVISO TOWNSHIP REGISTRAR  
HILLSIDE, ILLINOIS  
MEDICAL CERTIFICATE OF DEATH**

STATE FILE NUMBER 2012 0090057

DATE ISSUED 12/4/2012

DECEDENT'S LEGAL NAME FRANK J SMITH III			SEX MALE	DATE OF DEATH NOVEMBER 26, 2012
COUNTY OF DEATH COOK	AGE AT LAST BIRTHDAY 63 YEARS	DATE OF BIRTH MARCH 21, 1949		
CITY OR TOWN PROVISO TWP		HOSPITAL OR OTHER INSTITUTION NAME FOSTER G MC GAW HOSPITAL		
PLACE OF DEATH INPATIENT				
BIRTHPLACE CHICAGO, IL	SOCIAL SECURITY NUMBER [REDACTED]	STATUS AT TIME OF DEATH MARRIED	SURVIVING SPOUSE/CIVIL UNION PARTNER'S MAIDEN NAME ROXANE R BUHMANN	EVER IN U.S. ARMED FORCES? NO
RESIDENCE 10429 ELDERBERRY LANE	APT. NO.	CITY OR TOWN ORLAND PARK	INSIDE CITY LIMITS? YES	
COUNTY COOK	STATE IL	ZIP CODE 60467	FATHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION FRANK SMITH	MOTHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION LORETTA HURLEY
INFORMANT'S NAME ROXANE R ENGEL		RELATIONSHIP WIFE	MAILING ADDRESS 10429 ELDERBERRY LANE, ORLAND PARK, IL, 60467	
METHOD OF DISPOSITION BURIAL	PLACE OF DISPOSITION GOOD SHEPHERD CEMETERY	LOCATION - CITY OR TOWN AND STATE ORLAND PARK, IL	DATE OF DISPOSITION NOVEMBER 30, 2012	
FUNERAL HOME ROBERT J. SHEEHY AND SONS - ORLAND, 5000 W 151ST STREET, ORLAND PARK, IL, 60462				
FUNERAL DIRECTOR'S NAME ROBERT SHEEHY			FUNERAL DIRECTOR'S ILLINOIS LICENSE NUMBER 034011841	
LOCAL REGISTRAR'S NAME WILLIAM J DAUGHERTY JR			DATE FILED WITH LOCAL REGISTRAR DECEMBER 4, 2012	
<b>CAUSE OF DEATH</b>	PART I. END STAGE RENAL FAILURE			APPROXIMATE INTERVAL BETWEEN ONSET AND DEATH
IMMEDIATE CAUSE (Final disease or condition resulting in death)	a.	_____		
		Due to (or as a consequence of):		
	b.	END STAGE LIVER DISEASE		
		Due to (or as a consequence of):		
		Due to (or as a consequence of):		
PART II. Enter other <b>significant conditions contributing to death</b> but not resulting in the underlying cause given in PART I.			WAS AN AUTOPSY PERFORMED? YES	
			WERE AUTOPSY FINDINGS USED TO COMPLETE CAUSE OF DEATH? NO	
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 NOVEMBER 26, 2012	WAS MEDICAL EXAMINER OR CORONER CONTACTED? NO	DATE PRONOUNCED	TIME OF DEATH 11:02 AM
CERTIFIER PHYSICIAN			DATE CERTIFIED NOVEMBER 28, 2012	
NAME, ADDRESS AND ZIP CODE OF PERSON COMPLETING CAUSE OF DEATH DIEGO HEREDIA, M.D., 2160 SOUTH FIRST AVENUE, MAYWOOD, ILLINOIS, 60153			PHYSICIAN'S LICENSE NUMBER 036130815	

51012

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.

DEC 04 2012

*William J. Daugherty Jr.*  
TOWNSHIP CLERK

# UNOFFICIAL COPY

## AFFIDAVIT - PLAT ACT RECORDER OF COOK COUNTY

STATE OF ILLINOIS     )  
  )ss  
COUNTY OF COOK     )

Affiant, Roxane Engel, being duly sworn on oath, states that he resides at 10429 Elderberry Ln, Orland Park, IL 60467. That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1.  The sale or exchange is of an entire tract of land not being a part of a larger tract of land
2. The division or subdivision of the land is into parcels or tracts of five acres or more of size, which does not involve any new streets, or easements of access.
3. The division is of lots or blocks of less than one acre in any recorded subdivision, which does not involve any new streets or easements of access.
4. The sale or exchange of land is between owners of adjoining and contiguous land.
5. The conveyance is of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance is of land owned by a railroad or other public utility, which does not involve any new streets or easements of access.
7. The conveyance is of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. The conveyance is made to correct descriptions in prior conveyances.
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
10. The sale is of a single lot of less than five acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configurations of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

**CIRCLE THE NUMBER OF ALL APPLICABLE STATEMENTS ABOVE.**

Affiant further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

By: Roxane Engel

SUBSCRIBED AND SWORN to before me this 13<sup>TH</sup> day of FEBRUARY, 2014.

[Signature]  
Notary Public  
My commission expires: 02-18-2014

