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JOINT TENANCY AFFIDAVIT

STATE OF ILLINOIS)
COUNTY OF COOK) SS

Stanley Lipka

hereby referred to as the affiant, states under oath that the affiant resides at 6255 W. 63rd Street 1W

In the City of Chicago,
State of Illinois;

that the affiant was acquainted with Judy A. Lipka,

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

Cook County, State of Illinois, and legally

described as follows:

1/2

Unit 2B and G8 together with its undivided percentage interest in the common elements, in Shelbourne Court's Condominium, as delineated and defined in the Declaration recorded as Document Number 27303342, in the Northwest 1/4 of Section 20, Township 38 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

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 July 17, 2015, leaving no/a last will and testament;

The total value of decedent's estate, including the taxable interest in the above property was \$ 49,000.00, and that the value of the above property individually was \$ 98,000.00.

The State and Estate/Inheritance Tax and the 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.

Property Address: 6255 W. 63rd Street 1W
Chicago, Illinois 60638

Permanent Tax No: 19-20-101-067-1004
19-20-101-067-1020



Doc#: 1532118055 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/17/2015 11:31 AM Pg: 1 of 3

Attorneys' Title Guaranty Fund, Inc.
10000 Lakeside Drive
Chicago, IL 60648
www.atgtitle.com

CCRD REVIEWER

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JOINT TENANCY AFFIDAVIT (continued)

The affiant hereby covenants and agrees, individually, and for the affiants, 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:

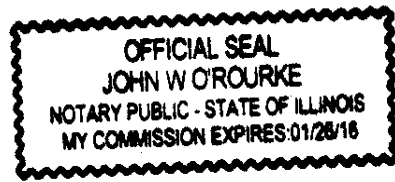
1. Claims against the estate of Judy A. Lipka, the decedent;
2. State Estate/Inheritance Tax and Federal Estate Tax that may be charged against the estate of said decedent;
3. Legacies, if any, created by the will of said decedent;
4. Rights of contribution.

Stanley Lipka (Seal)
 Stanley Lipka (Seal)

Subscribed and sworn to before me this

30th day of October, 2015
 (Month) (Year)

[Signature]
 (Notary Public)



Note: If the decedent left a will, it will be necessary that the original or certified copy thereof be presented 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:

John O'Rourke
 (Name)
4239 W. 63rd Street
 (Address)
Chicago, IL 60629
 (City, State, Zip)

Return to:

John O'Rourke
 (Name)
4239 W. 63rd Street
 (Address)
Chicago, IL 60629
 (City, State, Zip)

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

STATE FILE NUMBER 2015 0056658

DATE ISSUED 7/23/2015

DECEDENT'S LEGAL NAME JUDY A LIPKA		SEX FEMALE	DATE OF DEATH JULY 17, 2015	
COUNTY OF DEATH COOK	AGE AT LAST BIRTHDAY 69 YEARS	DATE OF BIRTH JUNE 24, 1946		
CITY OR TOWN OAK LAWN		HOSPITAL OR OTHER INSTITUTION NAME ADVOCATE CHRIST MEDICAL CENTER		
PLACE OF DEATH INPATIENT				
BIRTHPLACE CHICAGO, IL	SOCIAL SECURITY NUMBER	STATUS AT TIME OF DEATH MARRIED	SURVIVING SPOUSE/CIVIL UNION PARTNER'S MAIDEN NAME STANLEY LIPKA	EVER IN U.S. ARMED FORCES? NO
RESIDENCE 6255 W 63RD ST	APT. NO.	CITY OR TOWN CHICAGO		INSIDE CITY LIMITS? YES
COUNTY COOK	STATE IL	ZIP CODE 60638	FATHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION ANTHONY KASMAUSKAS	MOTHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION BERNICE UNKNOWN
INFORMANT'S NAME STANLEY LIPKA		RELATIONSHIP SPOUSE	MAILING ADDRESS 6255 W 63RD ST, CHICAGO, IL, 60638	
METHOD OF DISPOSITION CREMATION	PLACE OF DISPOSITION WOODLAWN CREMATORY	LOCATION - CITY OR TOWN AND STATE FOREST PARK, IL	DATE OF DISPOSITION JULY 20, 2015	
FUNERAL HOME NEPTUNE SOCIETY, 15111 S LA GRANGE ROAD, ORLAND PARK, IL, 60462				
FUNERAL DIRECTOR'S NAME SARAH MORROW SEBBY			FUNERAL DIRECTOR'S ILLINOIS LICENSE NUMBER 034016018	
LOCAL REGISTRAR'S NAME DAVID ORR			DATE FILED WITH LOCAL REGISTRAR JULY 20, 2015	
CAUSE OF DEATH PART I. CONGESTIVE HEART FAILURE				
IMMEDIATE CAUSE (Final disease or condition resulting in death)		a.	YEARS	
		Due to (or as a consequence of):		
		b. CORONARY ARTERY DISEASE	YEARS	
		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. DIABETES MELLITUS WITH RENAL INSUFFICIENCY			WAS AN AUTOPSY PERFORMED? NO	
			WERE AUTOPSY FINDINGS USED TO COMPLETE CAUSE OF DEATH? N/A	
FEMALE PREGNANCY STATUS NOT PREGNANT WITHIN LAST YEAR			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 JULY 16, 2015	WAS MEDICAL EXAMINER OR CORONER CONTACTED? YES	DATE PRONOUNCED	TIME OF DEATH 04:34 AM
CERTIFIER PHYSICIAN			DATE CERTIFIED JULY 17, 2015	
NAME, ADDRESS AND ZIP CODE OF PERSON COMPLETING CAUSE OF DEATH DR ROBERT ANDINA, 4400 W 95TH ST, OAK LAWN, ILLINOIS, 60453				PHYSICIAN'S LICENSE NUMBER 036059350



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.

David Orr
David Orr
Cook County Clerk



ANY ALTERATION OR ERASURE VOIDS THIS CERTIFICATE

THE WORD VOID APPEARS WHEN PHOTOCOPIED

PROPERTY OF COOK COUNTY CLERK'S OFFICE