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KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/19/2017 01:57 PM PG: 1 OF 4

Prepared by:
Kimberly Vereb, Esq.
1174 Red Dunes Run
Avon, IN 46123
IL Bar ID No. 6244816

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Title Source, Inc.
662 Woodward Avenue
Detroit, MI 48226

Record 1st
80684702

DECEASED JOINT TENANT AFFIDAVIT OF DEATH

State of Illinois)
County of Cook) ss.

Order No. 62712226 -
3982235

Affiant, **JOSE L. ILLANES** a/k/a **JOSE LUIS ILLANES**, being duly sworn, states that he resides at 2107 West Montrose Avenue, Chicago, IL 60618. That he was acquainted with **DAVID ESPINOZA**, 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 10, 2016, 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 _____.

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1260 Energy Lane
St. Paul, MN 55108

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 *Chicago Title Insurance Company* to issue its Title Insurance Policy, describing the above mentioned property.

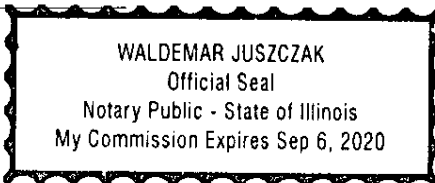
Subscribed and sworn to before me by the said **JOSE L. ILLANES** a/k/a **JOSE LUIS ILLANES**.

By: Jose L. Illanes
JOSE L. ILLANES
a/k/a **JOSE LUIS ILLANES**

Jose Luis Illanes

This 27 day of MARCH, A.D. 2017

Waldemar Juszczyk
Notary Public
Waldemar Juszczyk



S Y
P 4
S N
M N
SC Y
E Y
INT DRC

CERTIFICATION OF DEATH RECORD

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

STATE FILE NUMBER 2016 0087811

DATE ISSUED 11/15/2016

DECEDENT'S LEGAL NAME DAVID ESPINOZA		SEX MALE	DATE OF DEATH NOVEMBER 10, 2016		
COUNTY OF DEATH COOK	AGE AT LAST BIRTHDAY 64 YEARS	DATE OF BIRTH MARCH 02, 1952			
CITY OR TOWN CHICAGO		HOSPITAL OR OTHER INSTITUTION NAME NORTHWESTERN MEMORIAL HOSPITAL			
PLACE OF DEATH INPATIENT					
BIRTHPLACE SAN DIEGO, CA	SOCIAL SECURITY NUMBER	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 2107 WEST MONTROSE AVENUE	APT. NO. 2	CITY OR TOWN CHICAGO	INSIDE CITY LIMITS? YES		
COUNTY COOK	STATE IL	ZIP CODE 60618	FATHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION DAVID ESPINOZA SR	MOTHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION JUANITA GONZALEZ	
INFORMANT'S NAME JOSE LUIS ILLANES		RELATIONSHIP POWER OF ATTORNEY	MAILING ADDRESS 2107 WEST MONTROSE AVENUE UNIT 2, CHICAGO, IL, 60618		
METHOD OF DISPOSITION CREMATION		PLACE OF DISPOSITION WOODLAWN CEMETERY	LOCATION - CITY OR TOWN AND STATE FOREST PARK, IL	DATE OF DISPOSITION NOVEMBER 14, 2016	
FUNERAL HOME DRAKE & SON FUNERAL HOME, 5303 N. WESTERN AVE, CHICAGO, IL, 60625					
FUNERAL DIRECTOR'S NAME PHILLIP BERNARD HERNANDEZ			FUNERAL DIRECTOR'S ILLINOIS LICENSE NUMBER 034015588		
LOCAL REGISTRAR'S NAME DAVID ORR			DATE FILED WITH LOCAL REGISTRAR NOVEMBER 14, 2016		
CAUSE OF DEATH		PART I. METASTATIC HEPATOCELLULAR CARCINOMA		APPROXIMATE INTERVAL BETWEEN ONSET AND DEATH	
IMMEDIATE CAUSE (Final disease or condition resulting in death)		a. Due to (or as a consequence of):			* UNKNOWN
		b. Due to (or as a consequence of):			
		c. Due to (or as a consequence of):			
		Due to (or as a consequence of):			
PART II: Enter other significant conditions contributing to death 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? NO	DATE LAST SEEN ALIVE UNKNOWN	WAS MEDICAL EXAMINER OR CORONER CONTACTED? NO	DATE PRONOUNCED	TIME OF DEATH 01:00 AM	
CERTIFIER PHYSICIAN			DATE CERTIFIED NOVEMBER 10, 2016		
NAME, ADDRESS AND ZIP CODE OF PERSON COMPLETING CAUSE OF DEATH DR. MOBOLA T. CAMPBELL YESUFU, M.D., 251 EAST HURON, CHICAGO, ILLINOIS, 60611			PHYSICIAN'S LICENSE NUMBER 036-118348		

THE WORD VOID APPEARS WHEN PHOTOCOPIED

NOTE: EMBOSSED STATE AND COUNTY SEALS AT BOTTOM



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
 Cook County Clerk



ANY ALTERATION OR ERASURE VOIDS THIS CERTIFICATE

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COOK COUNTY
RECORDER OF DEEDS

COOK COUNTY
RECORDER OF DEEDS

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- This backer copy is constructed with a microtext border. Inspection under magnifier shows "ILLINOISDEATHCERTIFICATE" in microtext.
- Document is protected with embossed Cook County seals.
- Inspect background with a magnifier to verify the encrypted NaNQcopy™ algorithm in body of document.
- Photocopying this document produces the word "VOID" across the face.

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EXHIBIT A - LEGAL DESCRIPTION

Tax Id Number(s): 14-18-305-023-0000

Land Situated in the County of Cook in the State of IL

LOT 40 IN ELIZABETH WASLUND'S ADDITION TO CHICAGO, A SUBDIVISION OF LOTS 1, 2 AND 3 IN BLOCK 2 IN OGDEN'S SUBDIVISION OF THE SOUTH WEST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

THE PROPERTY ADDRESS AND TAX PARCEL IDENTIFICATION NUMBER LISTED ARE PROVIDED SOLELY FOR INFORMATIONAL PURPOSES.

Commonly known as: 2107 West Montrose Avenue, Chicago, IL 60618

THE PROPERTY ADDRESS AND TAX PARCEL IDENTIFICATION NUMBER LISTED ARE PROVIDED SOLELY FOR INFORMATIONAL PURPOSES



+U06269620+
1371 4/4/2017 80684702/1

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