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ATTORNEYS' TITLE GUARANTY FUND, INC.

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Doc#: 2115906120 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/08/2021 08:41 AM Pg: 1 of 5

210715600029

JOINT TENANCY AFFIDAVIT

STATE OF ILLINOIS

COUNTY OF COOK

Paul W. Hoffman Sr. hereby referred to as the affiant, states under oath that the affiant resides at 7770 Burr Street, in the City of Schererville, State of IN; that the affiant was acquainted with Barbara Hoffman, 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 IL, and legally described as follows.

See attached

3647 193rd PL, Lansing, IL
33-05-400-059

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 2/26/2021, leaving no/a last will and testament;

The total value of decedent's estate, including the taxable interest in the above property was \$ ~~199,000.00~~ 199,000, and the value of the above property individually was \$ LESS THAN \$100,000.

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.

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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 Barbara Hoffman, 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.

Paul W. Hoffman Sr (Seal)
 Paul W. Hoffman Sr. (Seal)

Subscribed and sworn to before me this

17th day of May, 2021
 Day Month Year

Patricia Spreaobury
 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:

Return to: SAME

CARLA DOBROVITS
 Name
11924 HOMESTEAD HEIGHTS DR
 Address
ST JOHN IN 46373
 City, State, Zip

 Name

 Address

 City, State, Zip

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

Schedule A-1

STATE FILE NUMBER 2021 0022473

DATE ISSUED 3/10/2021

DECEASED'S LEGAL NAME BARBARA HOFFMAN		SEX FEMALE	DATE OF DEATH FEBRUARY 26, 2021	
COUNTY OF DEATH COOK	AGE AT LAST BIRTHDAY 80 YEARS	DATE OF BIRTH JUNE 11, 1940		
CITY OR TOWN LANSING		HOSPITAL OR OTHER INSTITUTION NAME 3647 193RD PL		
PLACE OF DEATH DECEASED'S HOME				
BIRTHPLACE HAMMOND, IN	SOCIAL SECURITY NUMBER	STATUS AT TIME OF DEATH MARRIED	SURVIVING SPOUSE/CIVIL UNION PARTNER'S MAIDEN NAME PAUL HOFFMAN	EVER IN U.S. ARMED FORCES? NO
RESIDENCE 3647 193RD PL	APT. NO.	CITY OR TOWN LANSING	INSIDE CITY LIMITS? YES	
COUNTY COOK	STATE IL	ZIP CODE 60438	FATHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION ANDREW DANKO	MOTHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION ANNE KWIATKOWSKI
INFORMANT'S NAME DOUG KUNOW	RELATIONSHIP SON	MAILING ADDRESS 2120 W SUNSET SURPRISE CT, TUCSON, AZ, 85742		
METHOD OF DISPOSITION CREMATION	PLACE OF DISPOSITION HERITAGE CREMATORY	LOCATION - CITY OR TOWN AND STATE PORTAGE, IN	DATE OF DISPOSITION MARCH 10, 2021	
FUNERAL HOME SCHROEDER LAUER FUNERAL HOME, 3277 RIDGE RD., LANSING, IL, 60438				
FUNERAL DIRECTOR'S NAME WILLIAM BYMA			FUNERAL DIRECTOR'S ILLINOIS LICENSE NUMBER 034012218	
LOCAL REGISTRAR'S NAME KAREN A YARBROUGH			DATE FILED WITH LOCAL REGISTRAR MARCH 10, 2021	
CAUSE OF DEATH PART I. MALIGNANT NEOPLASM OF LUNG				
IMMEDIATE CAUSE (Final disease or condition resulting in death)		Due to (or as a consequence of)		
		Due to (or as a consequence of)		
		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. HYPERTENSION			WAS AN AUTOPSY PERFORMED? NO	
FEMALE PREGNANCY STATUS NOT APPLICABLE			WERE AUTOPSY FINDINGS USED TO COMPLETE CAUSE OF DEATH? N/A	
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 12:50 PM
CERTIFIER PHYSICIAN			DATE CERTIFIED MARCH 08, 2021	
NAME, ADDRESS AND ZIP CODE OF PERSON COMPLETING CAUSE OF DEATH SANDHYA NAGUBADI, MD, 6700 167TH ST, TINLEY PARK, ILLINOIS, 60477			PHYSICIAN'S LICENSE NUMBER 03611326	

APPROXIMATE INTERVAL BETWEEN ONSET AND DEATH

1684367



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.

Karen A. Yarbrough
Karen A. Yarbrough
Cook County Clerk



ANY ALTERATION OR ERASURE VOIDS THIS CERTIFICATE

THE WORD VOID APPEARS WHEN PHOTOCOPIED

NOTE: EMBOSSED STATE AND COUNTY SEALS ARE BOTTOM

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- Identifying invisible UV fibers embedded in the paper.
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- Document is protected with embossed Cook County seals.
- Inspect background with a magnifier to verify the encrypted NaNOcopy™ algorithm in body of document.
- Photocopying this document produces the word "VOID" across the face.

U.S. Security Patents: 6,692,030, 7,196,822

www.verifyfirst.com Ref: 224027

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ATTORNEYS' TITLE GUARANTY FUND, INC.

LEGAL DESCRIPTION

Permanent Index Number:

Property ID: 33-05-400-059-0000

Property Address:

3647 193rd Pl

Lansing, IL 60438

Legal Description:

PARCEL 1: LOT 7 IN CEDAR POINTE TOWNHOMES, BEING A SUBDIVISION OF PART OF THE SOUTH 14 ACRES OF THE SOUTHEAST FRACTIONAL 1/4 OF SECTION 5, TOWNSHIP 35 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 18, 2007 AS DOCUMENT 0729115050, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS IN FAVOR OF PARCEL 1, AS CREATED AND DEFINED IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR CEDAR POINTE TOWNHOMES RECORDED NOVEMBER 6, 2007 AS DOCUMENT NUMBER 073100913, AND AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.

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