

# UNOFFICIAL COPY

Doc#: 2225107012 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 09/08/2022 06:02 AM Pg: 1 of 4

## Joint Tendency Affidavit Recording Cover

Prepared by and mailed to:

Cohen Makowka  
10729 W 159<sup>th</sup> St  
Orland Park, IL 60467

Property of Cook County Clerk's Office

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## Deceased Joint Tenancy Affidavit

State of Illinois                     )  
   )  
 County of Cook                     )

Katharina Nadine Kruss (Affiant) being first duly sworn, states that she resides at 11318 W. Wild Berry Lane, Mokena, IL 60448, and is the daughter of Brenda Nadine Leyerle Rhanor f/k/a Brenda N. Harfmann ("Decedent") and is the granddaughter of Helen N. Ramsey.

That the Decedent and Helen N. Ramsey acquired their interest in the property commonly known as 15229 Carolina Dr, Unit 1D, Orland Park, IL 60462 (the "Property") pursuant to that certain deed dated September 2, 1983 and recorded with the Cook County Recorder of Deeds on September 15, 1983 as Document Number 26779032.

That at the time of her death the Decedent owned the Property with Helen N. Ramsey, as joint tenants. Said Property is legally described as:

UNIT NO. 1D AND GARAGE UNIT NO. G1D IN CLEARVIEW CONDOMINIUM III AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 13 IN HERITAGE MANOR, A SUBDIVISION OF PART OF THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY CLEARVIEW CONSTRUCTION CORPORATION, AN ILLINOIS CORPORATION, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 26699122, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Index Number (PIN): 27-13-204-030-1004 & 27-13-204-030-1016

That the Decedent died on September 10, 2020, as evidenced by a copy of the death certificate for the Decedent attached hereto as Exhibit A.

That upon the Decedent's death, Helen N. Ramsey became the fee simple owner of the Property.

That the Decedent died leaving no Last Will and Testament.

That the total value of the Decedent's estate does not exceed the estate tax exemption limits imposed under both State and Federal law.

(Signature Page to Follow)

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X Katharina Kruss  
Katharina Nadine Kruss

Subscribed and sworn before me this 25 day of August, 2022.

Nicholas Pauly  
Notary Public



Prepared by and Mail To:  
Cohen Dovitz Makowka  
10729 W. 159<sup>th</sup> Street  
Orland Park, IL 60467  
(708) 460-7711

Property of Cook County Clerk's Office

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STATE FILE NUMBER 2020 0086087

DATE ISSUED 9/22/2020

DECEASED'S LEGAL NAME BRENDA NADINE LEYERLE RHANOR				SEX FEMALE	DATE OF DEATH SEPTEMBER 10, 2020
COUNTY OF DEATH COOK	AGE AT LAST BIRTHDAY 73 YEARS		DATE OF BIRTH OCTOBER 23, 1946		
CITY OR TOWN PALOS HEIGHTS		HOSPITAL OR OTHER INSTITUTION NAME PALOS COMMUNITY HOSPITAL			
PLACE OF DEATH INPATIENT					
BIRTHPLACE HEBRON, IL	STATUS AT TIME OF DEATH MARRIED		SURVIVING SPOUSE/CIVIL UNION PARTNER'S MAIDEN NAME WILLIAM RHANOR		EVER IN U.S. ARMED FORCES? NO
RESIDENCE 9810 S NASHVILLE		APT. NO.	CITY OR TOWN CHICAGO RIDGE		INSIDE CITY LIMITS? YES
COUNTY COOK	STATE IL	ZIP CODE 60415	FATHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION EVERETT RAMSEY		MOTHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION HELEN NADINE GRAY
INFORMANT'S NAME WILLIAM RHANOR		RELATIONSHIP HUSBAND	MAILING ADDRESS 9810 S NASHVILLE, CHICAGO, IL 60290		
METHOD OF DISPOSITION CREMATION		PLACE OF DISPOSITION TUSONS CREMATORY	LOCATION - CITY OR TOWN AND STATE LOMBARD, IL		DATE OF DISPOSITION SEPTEMBER 16, 2020
FUNERAL HOME MAHER FUNERAL HOME, 17101 71ST AVE, TINLEY PARK, IL 60477					
FUNERAL DIRECTOR'S NAME PHILIP A MAHER			FUNERAL DIRECTOR'S ILLINOIS LICENSE NUMBER 034014972		
LOCAL REGISTRAR'S NAME KAREN A YARBROUGH			DATE FILED WITH LOCAL REGISTRAR SEPTEMBER 18, 2020		
CAUSE OF DEATH					
PART I. IMMEDIATE CAUSE (Final disease or condition resulting in death)		a. KIDNEY CANCER		INTERVAL BETWEEN ONSET AND DEATH 1 YEARS	
		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.					
FEMALE PREGNANCY STATUS NOT PREGNANT WITHIN LAST YEAR				WAS AN AUTOPSY PERFORMED? NO	
				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? YES	DATE LAST SEEN ALIVE SEPTEMBER 09, 2020	WAS MEDICAL EXAMINER OR CORONER CONTACTED? NO		DATE PRONOUNCED	TITLE OF DEATH 07:56 AM
CERTIFIER PHYSICIAN				DATE CERTIFIED SEPTEMBER 17, 2020	
NAME, ADDRESS AND ZIP CODE OF PERSON COMPLETING CAUSE OF DEATH DOMAS J LARKUS, 12251 S 80TH AVE, PALOS HEIGHTS, ILLINOIS, 60463				PHYSICIAN'S LICENSE NUMBER 036071512	

1484743



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  
Cook County Clerk



ANY ALTERATION OR ERASURE VOIDS THIS CERTIFICATE

THE WORD VOID APPEARS WHEN PHOTOCOPIED

NOTE: EMBOSSED STATE AND COUNTY SEALS AT BOTTOM