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Karen A. Yarbrough
Cook County Clerk
Date: 08/15/2023 12:39 PM Pg: 1 of 3

Deceased Joint Tenant Affidavit

Recording Cover Page

Prepared By:

Frank M. Anselmo, Jr.

After Recording return to:

Frank M. Anselmo, Jr.

1280 Iroquois Avenue, Suite 100

Naperville, IL 60563

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DECEASED JOINT TENANT AFFIDAVIT

STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

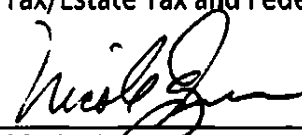
Nicole Esper, being first duly sworn, deposes and says;

1. That she resides at 4850 W. Polk Street, Chicago, IL 60644.
2. That she is the surviving daughter of Charles Esper, now deceased, who was the surviving joint tenant of Rose Edna Esper *et al*/a Rose Esper, who died on October 21, 2009, as evidenced by the attached certified copy of the death certificate.
3. That said decedent was one of the owners of the land described as:

Lot 21 in Joseph B. Ford and Company's Resubdivision of Lots 1 to 20 inclusive in the Subdivision of Lot 161 (except the North 33 feet thereof) in School Trustees' Subdivision of the North part of Section 16, Township 39 North, Range 13, East of the Third Principal Meridian, also of Lots 1 to 20 inclusive in Allen's Subdivision of Lot 162 in the School Trustees' Subdivision of the North part of Section 16, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number: 16-16-407-080
 Property Address: 4850 W. Polk Street, Chicago, IL 60644

4. That said decedent died leaving no last Will and Testament, and the total value of said decedent's estate for State of Illinois Inheritance Tax/Estate Tax and Federal Estate Tax purposes does not exceed \$200,000.00 .




 NICOLE ESPER

STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that NICOLE ESPER, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and signed and delivered said instrument as her free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 24th day of July, 2023



 NOTARY PUBLIC

NAME AND ADDRESS OF PREPARER:
 FRANK M. ANSELMO, JR.
 1280 Iroquois Avenue, Suite 100
 Naperville, IL 60563



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Exhibit "A"

CERTIFICATE OF DEATH RECORD

CHICAGO, ILLINOIS

MEDICAL EXAMINER/CORONER CERTIFICATE OF DEATH

STATE FILE NUMBER: 2009 6079921 MEDICAL EXAMINER'S CASE NUMBER: 307 OCT 09 DATE ISSUED: 02/16/2010

DECEDENT'S LEGAL NAME: ROSE EDNA ESPER SEX: FEMALE DATE OF DEATH: OCTOBER 21, 2009

COUNTY OF DEATH: COOK AGE AT LAST BIRTHDAY: 67 YEARS DATE OF BIRTH: APRIL 29, 1942

CITY OR TOWN: LYONS TWP HOSPITAL OR OTHER INSTITUTION NAME: RML SPECIALTY HOSPITAL

PLACE OF DEATH: INPATIENT

BIRTHPLACE: CLEVELAND, MS SOCIAL SECURITY NUMBER: MARITAL STATUS AT TIME OF DEATH: MARRIED SURVIVING SPOUSE'S NAME: CHARLES ESPER EVER IN U.S. ARMED FORCES? YES

RESIDENCE: 4850 W. POLK ST. APT. NO.: CITY OR TOWN: CHICAGO INSIDE CITY LIMITS? YES

COUNTY: COOK STATE: ZIP CODE: 60644 FATHER'S NAME: MATHEW JAMES MOTHER'S NAME PRIOR TO FIRST MARRIAGE: CLAIR MARSHALL

INFORMANT'S NAME: CHARLES ESPER RELATIONSHIP: HUSBAND MAILING ADDRESS: 4850 W POLK ST, CHICAGO, IL, 60624

METHOD OF DISPOSITION: BURIAL PLACE OF DISPOSITION: DAY RIDGE CEMETERY LOCATION - CITY OR TOWN AND STATE: HILLSIDE, IL DATE OF DISPOSITION: OCTOBER 31, 2009

FUNERAL HOME: GATLING'S CHAPEL, INC, 10133 S HALSTED ST, CHICAGO, IL, 60628

FUNERAL DIRECTOR'S NAME: BRIDGETTE D BROWN-WRIGHT FUNERAL DIRECTOR'S ILLINOIS LICENSE NUMBER: 034014948

LOCAL REGISTRAR'S NAME: DAVID ORR DATE FILED WITH LOCAL REGISTRAR: OCTOBER 29, 2009

CAUSE OF DEATH PART I: QUADRIPLEGIA

IMMEDIATE CAUSE (Final disease or condition resulting in death):

a. Due to (or as a consequence of):

b. CERVICAL SPINE FRACTURE

c. FALL ON STAIRS

Due to (or as a consequence of):

PART II: Enter other significant conditions contributing to death but not resulting in this underlying cause given in PART I: HYPERTENSIVE CARDIOVASCULAR DISEASE

WAS AN AUTOPSY PERFORMED? NO

WERE AUTOPSY FINDINGS USED TO COMPLETE CAUSE OF DEATH? N/A

DID TOBACCO USE CONTRIBUTE TO DEATH? NO FEMALE PREGNANCY STATUS: NOT PREGNANT WITHIN LAST YEAR MANNER OF DEATH: ACCIDENT

DATE OF INJURY: AUGUST 27, 2009 TIME OF INJURY: 07:00 PM PLACE OF INJURY: HOME INJURY AT WORK? NO

LOCATION OF INJURY: 4850 W POLK ST, CHICAGO, IL, 60644

DESCRIBE HOW INJURY OCCURRED: FELL ON STAIRS IF TRANSPORTATION INJURY, SPECIFY:

ATTEND THE DECEASED? DATE LAST SEEN ALIVE: WAS MEDICAL EXAMINER OR CORONER CONTACTED? YES DATE PRONOUNCED: OCTOBER 21, 2009 TIME OF DEATH: 03:17 PM

CERTIFIER: MEDICAL EXAMINER/CORONER DATE CERTIFIED: OCTOBER 22, 2009

NAME, ADDRESS AND ZIP CODE OF PERSON COMPLETING CAUSE OF DEATH: NANCY L JONES MD, 2121 W HARRISON ST, CHICAGO, IL, 60612 PHYSICIAN'S LICENSE NUMBER:



This is to certify that this is a true and correct copy from the official death record filed with Illinois Department of Health.

David Orr
David Orr
Cook County Clerk



ANY ALTERATION OR ERASURE VOIDS THIS CERTIFICATE