

UNOFFICIAL COPY



2324915015

Prepared by/Mail to:
Atty. Daniel Balanoff
10100 S. Ewing
Chicago, IL 60617

Doc# 2324915015 Fee \$88.00

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/06/2023 01:35 PM PG: 1 OF 3

STATE OF ILLINOIS }
 } SS
COUNTY OF COOK }

DECEASED JOINT TENANCY AFFIDAVIT

Guadalupe Estrada, hereinafter referred to as the affiant, states under oath that the affiant resides at 11610 S. Avenue J in the City/Village of Chicago, Illinois. That the affiant was acquainted with Ansurio Estrada, the deceased; that at the time of death, the decedent was one of the owners of the property, by virtue of a properly recorded joint tenancy certificate of title and said property located in Cook County, Illinois.

(SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A")

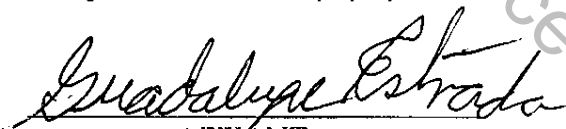
That the decedent had no interest in any business or partnership, nor held any power of appointment at death, nor created any remainder interests in property by transfer with retention of a life interest or the creation of interests to take effect in possession or enjoyment after death;

That the decedent died on March 16, 2022 leaving a last will and testament:

That the total value of decedent's estate, including the taxable interest in the above property was \$50,000:

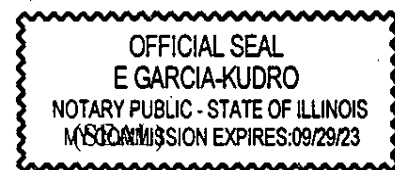
That the value of the above property individually was \$100,000:

Affiant makes this affidavit for the purpose of inducing ANY TITLE COMPANY of Illinois to issue its title insurance commitment(s) and policy(s) describing the above-mentioned property.


AFFIANT

Subscribed and sworn to before me this 5th day of September, 2023.


NOTARY PUBLIC



Note: If the decedent left a will, it will be necessary that the original or a certified copy thereof be presented to us for inspection. A death certificate, together with evidence of payment of death taxes, if any, should accompany this affidavit.

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

STATE FILE NUMBER 2022 0028255

DATE ISSUED 3/18/2022

DECEDENT'S LEGAL NAME ANSURIO ESTRADA			SEX MALE	DATE OF DEATH MARCH 16, 2022																															
COUNTY OF DEATH COOK		AGE AT LAST BIRTHDAY 87 YEARS		DATE OF BIRTH NOVEMBER 27, 1934																															
CITY OR TOWN CHICAGO			HOSPITAL OR OTHER INSTITUTION NAME 11610 SOUTH AVENUE J																																
PLACE OF DEATH DECEDENT'S HOME																																			
BIRTHPLACE MEXICO	SOCIAL SECURITY NUMBER [REDACTED]-4974	STATUS AT TIME OF DEATH MARRIED		SURVIVING SPOUSE/CIVIL UNION PARTNER'S MAIDEN NAME GUADALUPE ABREGO	EVER IN U.S. ARMED FORCES? NO																														
RESIDENCE 11610 SOUTH AVENUE J		APT. NO.	CITY OR TOWN CHICAGO		INSIDE CITY LIMITS? YES																														
COUNTY COOK	STATE IL	ZIP CODE 60617	FATHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION CANDELARIO ESTRADA		MOTHER/CO-PARENT'S NAME PRIOR TO FIRST MARRIAGE/CIVIL UNION MARIA DE JESUS SERRANO																														
INFORMANT'S NAME GUADALUPE ESTRADA		RELATIONSHIP WIFE		MAILING ADDRESS 11610 SOUTH AVENUE J, CHICAGO, IL, 60617																															
METHOD OF DISPOSITION BURIAL		PLACE OF DISPOSITION HOLY CROSS CATHOLIC CEMETERY		LOCATION - CITY, OR TOWN AND STATE CALUMET CITY, IL	DATE OF DISPOSITION MARCH 21, 2022																														
FUNERAL HOME ELMWOOD CHAPEL, 11200 S. EWING AVE, CHICAGO, IL, 60617																																			
FUNERAL DIRECTOR'S NAME JAMES F. BETKOWSKI			FUNERAL DIRECTOR'S ILLINOIS LICENSE NUMBER 034012040																																
LOCAL REGISTRAR'S NAME KAREN A. YARBROUGH			DATE FILED WITH LOCAL REGISTRAR MARCH 18, 2022																																
<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 15%;">CAUSE OF DEATH</td> <td style="width: 5%;">PART I</td> <td style="width: 55%;">PARKINSONS DEMENTIA</td> <td style="width: 10%;"></td> <td style="width: 10%;"></td> <td style="width: 5%;">YEARS</td> </tr> <tr> <td>IMMEDIATE CAUSE <small>(Final disease or condition resulting in death)</small></td> <td>a.</td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td></td> <td>b.</td> <td style="text-align: center;"><small>Due to (or as a consequence of)</small></td> <td></td> <td></td> <td></td> </tr> <tr> <td></td> <td>c.</td> <td style="text-align: center;"><small>Due to (or as a consequence of)</small></td> <td></td> <td></td> <td></td> </tr> <tr> <td></td> <td></td> <td style="text-align: center;"><small>Due to (or as a consequence of)</small></td> <td></td> <td></td> <td></td> </tr> </table>						CAUSE OF DEATH	PART I	PARKINSONS DEMENTIA			YEARS	IMMEDIATE CAUSE <small>(Final disease or condition resulting in death)</small>	a.						b.	<small>Due to (or as a consequence of)</small>					c.	<small>Due to (or as a consequence of)</small>						<small>Due to (or as a consequence of)</small>			
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	c.	<small>Due to (or as a consequence of)</small>																																	
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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 09:56 AM																															
CERTIFIER PHYSICIAN				DATE CERTIFIED MARCH 16, 2022																															
NAME, ADDRESS AND ZIP CODE OF PERSON COMPLETING CAUSE OF DEATH DR MOHAMMED ILYAS AHMED KHAN, 1 INGALLS DRIVE, HARVEY, ILLINOIS, 60426				PHYSICIAN'S LICENSE NUMBER 036135854																															

2128572



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



THIS WORD VOID IF APPEARS WHEN PHOTOCOPIED

NOTE: (EMBOSSED) STATE AND COUNTY SEALS AT BOTTOM

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EXHIBIT "A"

LOT 4 (EXCEPT THE NORTH 20.38 FEET THEREOF), ALL OF LOT 5, AND THE NORTH .038 FEET OF LOT 6 IN BLOCK 18 IN WHITFORD'S SOUTH CHICAGO SUBDIVISION OF THE EAST FRACTIONAL HALF OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 20, TOWNSHIP 37 NORTH, RANEG 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE MAP THEREOF RECORDED MARCH 13, 1869, IN BOOK 168 OF MAPS, PAGE 123, IN COOK COUNTY, ILLINOIS.

Property Identification Number: **26-20-115-024-0000**

Commonly Referred to Address: **11610 S. Avenue J, Chicago, IL 60617**

Property of Cook County Clerk's Office