

UNOFFICIAL COPY

Attorneys The Guaranty Fund, Inc.

PREPARED BY AND MAIL TO:

GREGORY G. CASTALDI

8303 W. Higgins, Chicago, IL 60631

STATE OF ILLINOIS



COUNTY OF _____

Cook

SS.

92894446

JOINT TENANCY AFFIDAVIT

Angela Peterson, hereby referred to as the affiant, states under oath that the affiant resides at 1825 W. Berwyn in the City of Chicago Illinois; that the affiant was acquainted with Donald J. Peterson, the decedent; that at the time of death, the decedent was one of the owners of the property, by virtue of a properly recorded joint tenancy warranty deed, said property, located in Cook County, Illinois, and legally described as follows:

See Legal Description attached hereto and made a part hereof.

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 therein or the creation of interests to take effect in possession or enjoyment after death;

DEPT-01 RECORDING \$25.50
T#5555 TRM 2583 11/30/92 13:13:00
#B190 # -92-894446
COOK COUNTY RECORDER

That the decedent died on 11/16, leaving no/a last will and testament;

That the total value of decedent's estate, including the taxable interest in the above property was \$ _____, and that the value of the above property individually was \$ _____.

That the Illinois Inheritance Tax and the Federal Estate Tax, if any was due from the decedent's estate, has been paid in full;

That the affiant makes this affidavit to induce Attorneys' Title Guaranty Fund, Inc. to issue its policy of title insurance on the above described property.

The affiant hereby covenants and agrees, for himself/herself/themselves, heirs, personal representatives or assignees, to forever fully indemnify, protect, defend and hold Attorneys' Title Guaranty Fund, Inc. harmless and to reimburse The Fund for all loss, costs, damages, suits, attorney's fees and expenses of every kind and nature which The Fund 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 Donald J. Peterson the decedent;
2. Illinois State Inheritance Tax and Federal Estate Tax which may be charged against the estate of said decedent;
3. Legacies, if any, created by the will of said decedent;
4. Rights of contribution.

Angela Peterson (Seal)

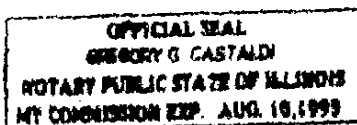
(Seal)

Subscribed and sworn to before me this 19th day of November, 1992.

[Signature]

Notary Public

Note: If the decedent left a will, it will be necessary that the original or 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.



25/11/92

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Legal Description

Lot 18 in Block 3 in Nicholas Miller's Subdivision of the East
511 feet of the South Half of the South West Quarter of the
North East Quarter of Section 7, Township 40 North, Range 14,
East of the Third Principal Meridian (except right of way of
Chicago and North Western Railroad) in Cook County, Illinois.

Property commonly known as: 1825 West Berwyn, Chicago, Illinois

24-07-222-006

Property of Cook County Clerk's Office

5116528

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DAVID D. ORR, County Clerk

This is a true and correct copy of the original record as it appears in the Records and Files of the County Clerk's Office, Cook County, Illinois, and is subject to the same laws and regulations as the original. It is not to be used as evidence in any court of law.

David D. Orr

10.10

604816

MEDICAL CERTIFICATE OF DEATH

DONALD PETERSON		MALE	FEBRUARY 27, 1981
56		DECEASED AT: Cook	
Chicago		COLUMBUS HOSPITAL	
ILLINOIS		UNITED STATES	MARRIED
330-18-4747		INSPECTOR	
1825 W. HERWIN		CHICAGO	YES
JOHN PETERSON		SELMA	LARSON
RECORDS		2520 N. LAKEVIEW, CHICAGO, ILLINOIS	
HEPATIC FAILURE		3 YEARS	
CIRRHOSIS OF LIVER		YEARS	
JANUARY 1, 1977		FEBRUARY 27, 1981	FEBRUARY 27, 1981
3:30 P		FEBRUARY 28, 1981	
ROBERT J. SLOTT M.D.		17 N. STATE ST, CHICAGO, IL 60602	
36-43445		NOTE: IF AN INQUIRY HAS INVOLVED IN THE DEATH, THE MEDICAL EXAMINER MUST BE NOTIFIED.	
<i>Robert J. Slott</i>		<i>Frederick</i>	
MAY 2 1981			