

STATE OF ILLINOIS

94357529
SS.

COUNTY OF Cook

DEPT-01 RECORDING \$23.50
T#0000 TRAN 7290 04/21/94 09:56:00
#5579 # -94-357529
COOK COUNTY RECORDER

JOINT TENANCY AFFIDAVIT

Beverly Rodwald, hereby referred to as the affiant, states under oath that the affiant resides at 3211th Street in the City of Northlake, Illinois; that the affiant was acquainted with James J. Rodwald, 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:

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;

That the decedent died on 8/29/93, leaving no last will and testament;

That the total value of decedent's estate, including the taxable interest in the above property was \$ 114,000, and that the value of the above property individually was \$ 114,000.

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 Attorney's 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 Attorney's 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 James J. Rodwald, 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.

Beverly Rodwald (Seal)

(Seal)

Subscribed and sworn to before me this 14th day of April, 19 94

[Signature]
Notary Public

" OFFICIAL SEAL "
SHAWN M. BOLGER
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 10/21/95

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.

23-50
①

Shawn Bolger
10009 W. Grand Ave
Franklin Park, IL 60131

94357529

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