

TAX DEED-REGULAR FORM

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

0020477121



3368/0152 54 001 Page 1 of 4
2002-04-25 12:32:14
Cook County Recorder 27.50

No. 16139 D.

At a PUBLIC SALE OF REAL ESTATE for the NON-PAYMENT OF TAXES held in the County of Cook on April 6, 1999, the County Collector sold the real estate identified by permanent real estate index number 20-23-106-035-0000 and legally described as follows:

LOT 24 IN KING AND RUMSEY'S ADDITION TO WOODLAWN RIDGE IN THE NORTHWEST 1/4 OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 6445 South Ellis Chicago, Illinois

Section 23, Town 26 N. Range 14
East of the Third Principal Meridian, situated in said Cook County and State of Illinois;

And the real estate not having been redeemed from the sale, and it appearing that the holder of the Certificate of Purchase of said real estate has complied with the laws of the State of Illinois, necessary to entitle him to a Deed of said real estate, as found and ordered by the Circuit Court of Cook County;

I, DAVID D. ORR, County Clerk of the County of Cook, Illinois, 118 N. Clark Street, Rm. 434, Chicago, Illinois, in consideration of the premises and by virtue of the statutes of the State of Illinois in such cases provided, grant and convey to TERRAPIN INVESTMENTS, LLC residing and having his (her or their) residence and post office address at 77 W. Washington St., Suite 1115 - Chicago, IL 60602 his (her or their) heirs and assigns FOREVER, the said Real Estate hereinabove described

The following provision of the Compiled Statutes of the State of Illinois, being 35 ILCS 200/22-85, is recited, pursuant to law:

"Unless the holder of the certificate purchased at any tax sale under this Code takes out the deed in the time provided by law, and records the same within one year from and after the time for redemption expires, the certificate or deed, and the sale on which it is based, shall, after the expiration of the one year period, be absolutely void with no right to reimbursement. If the holder of the certificate is prevented from obtaining a deed by injunction or order of any court, or by the refusal or inability of any court to act upon the application for a tax deed, or by the refusal of the clerk to execute the same deed, the time he or she is so prevented shall be excluded from computation of the one year period."

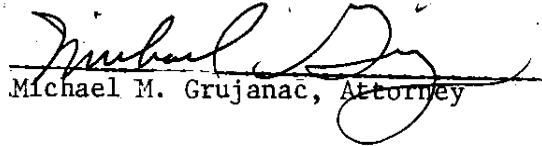
Given under my hand and seal, this 14th day of January 2002

David D. Orr County Clerk

UNOFFICIAL COPY

20149894

EXEMPT PURSUANT TO 31-45(f) OF THE
PROPERTY TAX CODE, 35 ILCS 200/31-45(f)
(TAX DEED)


Michael M. Grujanac, Attorney

Property of Cook County Clerk's Office

No. **16139** D.

In the matter of the application of the
County Treasurer for Order of Judgment
and Sale against Realty.

For the Year _____

TAX DEED

DAVID D. ORR
County Clerk of Cook County, Illinois

TO

20477121

This instrument was prepared by, and
should be returned after recording to:

Matthew A. Flamm
FLAMM & TEISBLOOM, LTD.
300 W. Washington St., Suite 1500
Chicago, IL 60606
(312) 236-8400

Our File No. F253

STATEMENT BY GRANTOR AND GRANTEE

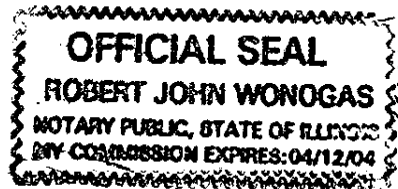
20477121

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 1st Wednesday, 2002 Signature David S. Orr
Grantor or Agent

Subscribed and sworn to before me by the said DAVID D. ORR this 1st day of February, 2002.

Notary Public Robert John Wongas

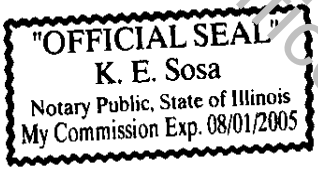


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated _____, 200 Signature: Michael Sosa
Grantee or Agent

Subscribed and sworn to before me by the said Kim E. Sosa this 5th day of February, 2002.

Notary Public K. E. Sosa



NOTE: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

UNOFFICIAL COPY

ATTACHMENT TO TAX DEED

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Legal Description:

LOT 24 IN KING AND RUMSEY'S ADDITION TO WOODLAWN RIDGE
IN THE NORTHWEST 1/4 OF SECTION 23, TOWNSHIP 38 NORTH,
RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK
COUNTY, ILLINOIS.

Permanent Index Number: 20-23-106-035-0000, Volume 260

Commonly known as 6445 South Ellis Chicago, Illinois

This instrument was recorded by and should
be returned after recording to:

Matthew A. Flamm
FLAMM & TEIBLOOM, LTD.
300 W. Washington St., Suite 1500
Chicago, IL 60606
(312) 236-8400

(Doc # TAXDEED/F253(4250).pf)

Property of Cook County Clerk's Office

