



JUDICIAL SALE DEED

THE GRANTOR, INTERCOUNTY JUDICIAL SALES CORPORATION, an Illinois Corporation, pursuant to and under the authority conferred by the provisions of a Judgment of Foreclosure and Sale and an Order Appointing Selling Officer entered by the Circuit Court of Cook County, Illinois on May 18, 1999 in Case No. 99 CH 2421 entitled Nationscredit vs Cerdas and pursuant to which the mortgaged real estate hereinafter described was sold at public sale by said grantor on January 3, 2000, does hereby grant, transfer and convey to NATIONSCREDIT FINANCIAL SERVICES CORP\* the following described real estate situated in the County of Cook, State of Illinois, to have and to hold forever:

\*10401 Deerwood Park Blvd., Jacksonville, FL 32256  
LOT 14 IN BLOCK 2 IN NORTH WESTERN SUBDIVISION OF ALL THAT PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH AND ADJOINING THE NORTH 430 FEET OF SAID TRACT, EXCEPT A STRIP OF LAND 50 FEET WIDE OFF THE SOUTH END DEEDED TO THE CHICAGO AND PACIFIC RAILROAD IN COOK COUNTY, ILLINOIS. P.I.N. 13-35-305-022 Commonly known as 1917 N. Lawndale, Chicago, IL 60647.

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its President, and attested to by its Secretary this March 17, 2000.

INTERCOUNTY JUDICIAL SALES CORPORATION

Attest Nathan H. Lichtenstein  
Secretary

Andrew D. Schusteff  
President

State of Illinois, County of Cook ss, This instrument was acknowledged before me on March 17, 2000 by Andrew D. Schusteff as President and Nathan H. Lichtenstein as Secretary of Intercounty Judicial Sales Corporation.

ANTOINETTE M. NASCA  
Notary Public, State of Illinois  
Antoinette M. Nasca  
Notary My Commission Expires 05/21/01

Prepared by A. Schusteff, 120 W. Madison St. Chicago, IL 60602.  
Exempt from real estate transfer tax under 35 ILCS 305/4(1).

RETURN TO: Roeser & Vucha, 920 Davis Road, Elgin, IL 60123

5-4  
P-2  
N-1  
M-1  
J-1



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## AFFIDAVIT - PLAT ACT

STATE OF ILLINOIS )  
                                  )  
COUNTY OF KANE     )

RONALD O. ROESER, being duly sworn on oath, state

that he resides at 920 Davis Road, Elgin, IL 60123.

That the attached deed is not in violation of Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following reasons:

1. The sale or exchange is of an entire tract of land not being a part of a larger tract of land.
2. The division or subdivision of land is into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
3. The division is of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land is between owners of adjoining and contiguous land.
5. The conveyance is of parcels of land or interests therein for use as right-of-way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance is of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance is of land for highway or other public purpose or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. The conveyance is made to correct descriptions in prior conveyances.
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
10. The sale is of a single lot of less than 5 acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configuration of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

AFFIANT further states that he makes this affidavit for the purpose of inducing the Recorder of \_\_\_\_\_ County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

Ronald O. Roeser

SUBSCRIBED and SWORN to before me this 23rd day of March A.D., 2000.

*Carolyn Barclay*



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OFFICIAL SEAL  
CLERK OF COOK COUNTY  
JANUARY 1, 1831  
CHICAGO, ILL.

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## TRANSFER STATEMENT FOR EXEMPT COOK COUNTY TRANSACTION

GRANTOR:

To the best of his knowledge, the name of the grantee shown on the attached 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 in 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.

GRANTEE:

The name of the grantee shown on the attached deed or assignment of beneficial interest in the 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.

The undersigned hereby affirm that their foreign statements are true and correct to the best of their knowledge and belief.

GRANTOR/AGENT

GRANTEE/AGENT



Dated: 3/23/00

SUBSCRIBED AND SWORN to before me this 23rd day of March, 2000.

SUBSCRIBED AND SWORN to before me this 23rd day of March, 2000.

This Document Prepared by and Should be Returned to:  
ROESER & VUCHA  
920 Davis Road, Suite 100  
Elgin, IL 60123  
847/888-1820

Additional Fee: \$2.00



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