

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 December 1, 2003 in Case No. 03 CH 14664 entitled Wachovia Bank vs. Robinson and pursuant to which the mortgaged real estate hereinafter described was sold at public sale by said grantor on April 29, 2004, does hereby grant, transfer and convey to Homecomings Financial Network, Inc. the following described real estate situated in the County of Cook, State of Illinois, to have and to hold forever:



Doc#: 0416634146  
Eugene "Gene" Moore Fee: \$30.00  
Cook County Recorder of Deeds  
Date: 06/14/2004 04:48 PM Pg: 1 of 4

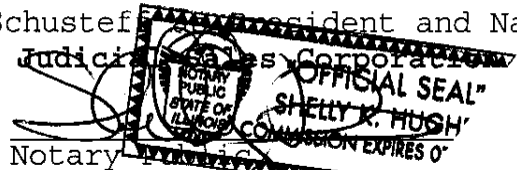
THAT PART OF LOT 163 IN SEMINARY ADDITION TO MAYWOOD, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE EAST LINE OF SAID LOT 99 FEET NORTH OF THE SOUTHEAST CORNER THEREOF THENCE RUNNING WESTERLY IN A STRAIGHT LINE 122 FEET AND 8 INCHES TO A POINT IN THE WEST LINE OF SAID LOT WHICH IS 105 FEET NORTH OF THE SOUTHWEST CORNER THEREOF; THENCE NORTH ALONG THE WEST LINE OF SAID LOT TO THE NORTHWEST CORNER THEREOF THENCE SOUTHWESTERLY ALONG NORTHERLY LINE OF SAID LOT TO THE NORTHEAST CORNER THEREOF; THENCE SOUTH ALONG THE EAST LINE OF SAID LOT TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS. P.I.N. 15-15-211-001. Commonly known as 1201 S. 15th Avenue, Maywood, IL 60153. 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 May 24, 2004.

INTERCOUNTY JUDICIAL SALES CORPORATION

Attest Natasha H. Lichtenstein  
Secretary

Andrew D. Schusteff  
President

State of Illinois, County of Cook ss, This instrument was acknowl before me on May 24, 2004 by Andrew D. Schusteff as President and Nat Lichtenstein as Secretary of Intercounty Judicial Sales Corporation



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 Box 167

# UNOFFICIAL COPY

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS

COUNTY DEPARTMENT, CHANCERY DIVISION

WACHOVIA BANK OF DELAWARE, N.A. )  
F/K/A FIRST UNION NATIONAL BANK )  
OF DELAWARE, )

Plaintiff(s), )

vs. )

Case No. 03 CH 14664

Calendar No. 1

JACQUELINE J. ROBINSON, )

Defendant(s). )

### ORDER CONFIRMING SALE

NOW COMES Shelly K. Hughes, Supervisor of Sales of Intercounty Judicial Sales Corporation, and files herein her Report of Sale and Distribution of the proceeds of Sale of the premises involved herein.

The Court finds that Intercounty Judicial Sales Corporation has, in all things, proceeded in accordance with all the terms of the Judgment heretofore entered in making the Sale of the premises involved herein and in distributing the proceeds derived from said Sale, and;

The Court further finds that the proceeds of Sale of said premises were in the sum of \$99,720.00, (NINETY NINE THOUSAND SEVEN HUNDRED TWENTY DOLLARS AND NO CENTS) and that Intercounty Judicial Sales Corporation has retained therefrom for their fees and commissions in accordance with the terms of said Judgment, the sum of \$300.00.

The Court further finds that under said Judgment, there remains a deficiency balance in the sum of \$14,417.45, and an In-Rem Judgment is hereby entered.

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED:

That said Sale of the premises included herein by Intercounty Judicial Sales Corporation and the distribution by them of the proceeds of Sale and their Report of Sale and Distribution be and

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they are hereby in all respects approved, ratified and confirmed.

IT IS FURTHER ORDERED that an Order of Possession be and is hereby entered. The Sheriff of Cook County be and is hereby directed to evict the Defendants, JACQUELINE J. ROBINSON, from the premises located at 1201 S. 15th Avenue, Maywood, Illinois 60153, and place in possession Plaintiff, HOMECOMINGS FINANCIAL NETWORK, INC., its Assignee or Designee. Possession is stayed thirty (30) days, pursuant to 735 ILCS 5/15-1701 (d). However, should the premises be vacant, possession is immediately granted.

IT IS FURTHER ORDERED that Intercounty Judicial Sales be and is hereby ordered, that upon presentation by Plaintiff, or its Assignee, of the duly issued Certificate of Sale, that it immediately issue a Judicial Sales Deed for the subject premises to Plaintiff or its Assignee. All claims of parties to the foreclosure are hereby terminated and barred pursuant to 735 ILCS 5/15-1509 ©).

IT IS FURTHER ORDERED that the Deed to be issued to Homecomings Financial Network, Inc., hereunder is a transaction that is exempt from all transfer taxes, either State or local, and the County Recorder of Deeds is ordered to permit immediate recordation of the Judicial Deed issued hereunder without any exemption stamps.

This Order shall not be the basis for a suit upon the Note.

**Plaintiff shall send a copy of this Order to the Defendants by regular mail within seven (7) days.**

ENTERED: **JUDGE PAUL A. KARKULA**

MAY 24 2004

Circuit Court 1785

J U D G E

Attorney No. 18837  
LAW OFFICES OF IRA T. NEVEL  
175 North Franklin  
Suite 201  
Chicago, Illinois 60606  
(312) 357-1125

I HEREBY CERTIFY THE ABOVE TO BE CORRECT.

DATE JUN 10 2004

*Doreen D. Dramer*  
CLERK OF THE CIRCUIT COURT OF COOK COUNTY, ILL.  
THIS ORDER IS THE COMMAND OF THE CIRCUIT  
COURT AND VIOLATION THEREOF IS SUBJECT TO THE  
PENALTY OF THE LAW.



# UNOFFICIAL COPY

## EUGENE "GENE" MOORE

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES  
COOK COUNTY, ILLINOIS

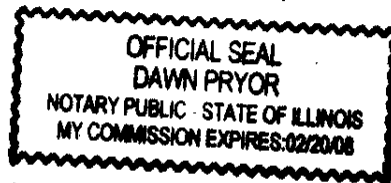
### GRANTOR/GRANTEE STATEMENT

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantor 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 June 9, 2004

Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me  
By the said \_\_\_\_\_  
This 9 day of June, 2004  
Notary Public [Signature]



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 June 9, 2004

Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me  
By the said \_\_\_\_\_  
This 9 day of June, 2004  
Notary Public [Signature]



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