

# UNOFFICIAL COPY

2800 - Affidavit Filed  
4612 - Order Approving Judge's Deed  
Judge's Deed (1/26/04) CCDR 0040 A



Doc#: 0805139137 Fee: \$30.00  
Eugene "Gene" Moore  
Cook County Recorder of Deeds  
Date: 02/20/2008 11:29 AM Pg: 1 of 4

IN THE CIRCUIT COURT OF COOK  
COUNTY, ILLINOIS

MONIKA McCORMICK

Petitioner

and

DAVID McCORMICK

Respondent

### JUDGE'S DEED

Recorder's use only

WHEREAS, on the 12th day of December, 2007, in Case Number 06 D 000204, entitled IN RE: MARRIAGE OF MONIKA McCORMICK and DAVID McCORMICK, a JUDGMENT FOR DISSOLUTION OF MARRIAGE was entered which provided that DAVID McCORMICK should upon entry of the JUDGMENT, or within \_\_\_\_\_ days thereafter, execute and deliver to MONIKA McCORMICK a QUIT CLAIM DEED conveying all of the interest in the real estate herein below described;

AND DAVID McCORMICK having failed to execute and deliver such QUIT CLAIM DEED within the time prescribed by the JUDGMENT, or to place any such Deed of Record;

AND the provisions of 735 ILCS 5/2-1304(b) further providing that upon the failure of DAVID McCORMICK to execute and deliver the DEED as aforesaid, that a Judge of the Circuit Court of Cook County, Illinois, could execute such conveyance on behalf of DAVID McCORMICK; 12th

NOW, THEREFORE, know all men by these presents, that I, \_\_\_\_\_, not individually, but as a Judge of the Circuit Court of Cook County, Illinois do hereby convey unto MONIKA McCORMICK divorced and not since remarried, of CHICAGO in COOK COUNTY, Illinois, his/ her heirs and assigns forever, the following described premises, to wit:

Permanent Real Estate Index Number(s): 12-11-104-034-1024  
Address(es) of Real Estate: 8727 West Bryn Mawr, Unit #405

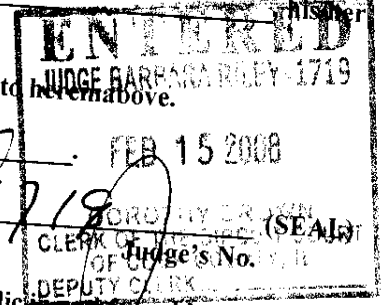
### LEGAL DESCRIPTION ATTACHED

To have and to hold the same, with all appurtenances thereto belonging to MONIKA McCORMICK heirs and assigns forever.

THIS DEED is executed and delivered solely in compliance with the JUDGMENT referred to hereinabove.

WITNESS my Hand and Seal this 15<sup>th</sup> day of FEBRUARY

Judge



I, the undersigned, a Deputy Clerk of the Circuit Court of Cook County, or a Notary Public in and for said county, State of Illinois, DO HEREBY CERTIFY that BARBARA RILEY, a Judge of the Circuit Court of Cook County, Illinois personally known to me to be the same person whose name is subscribed to the within Deed, appeared before me this day in person, and acknowledged that s/he signed, sealed and delivered the said Deed for the uses and purposes therein set forth.

IMPRESS SEAL HERE

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## AFFIDAVIT OF GRANTEE

I, MONIKA MCCORMICK being first duly sworn on oath, depose and state that I have not received nor recorded a deed from DAVID MCCORMICK as required by the Judgment for Dissolution of Marriage or Order entered on DECEMBER 12, 2007 in this cause.

Monika McCormick  
GRANTEE

## AFFIDAVIT OF ATTORNEY

I, NANCY J. GLEASON, being first duly sworn on oath, depose and state that I have searched the public records of the Recorder of Deeds for Cook County, Illinois, and no deed has been recorded as required by the terms of the Judgment for Dissolution of Marriage or Order entered on DECEMBER 12, 2007 in this cause; and I further state that I have no knowledge of any action pending to vacate the said judgment or order, nor any knowledge of an appeal therefrom.

Nancy J. Gleason  
ATTORNEY FOR GRANTEE

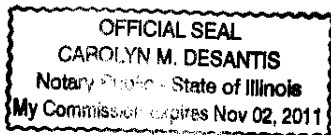
Exempt under provisions of paragraph E, Section 31-45, of the Real Estate Transfer Tax Law. (35 ILCS 200/31-45)

February 15, 2008  
Date

Nancy J. Gleason  
Legal Representative

Given under my hand and official seal, this 15 of February, 2008  
Commission expires 11/08, 11  
[Signature]  
Notary Public

This instrument was prepared by \_\_\_\_\_  
(Name and Address)



SEND SUBSEQUENT TAX BILLS TO:

Mail to:

THE GLEASON LAW GROUP, PC  
(Name)  
4653 N. MILWAUKEE AVE.  
(Address)  
CHICAGO, ILLINOIS 60630  
(City/State/Zip)

MONIKA MCCORMICK  
(Name)  
8727 W. BRYN MAWR #405  
(Address)  
CHICAGO, ILLINOIS 60631  
(City/State/Zip)

OR Recorder's Office Box No. \_\_\_\_\_

PARCEL 1:

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UNIT NUMBER 405 IN 8727 WEST BRYN MAWR CONDOMINIUM, AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 21 TO 26 AND LOTS 35 TO 41, INCLUSIVE, IN CHICAGO'S FOREST RIDGE ESTATES, BEING A SUBDIVISION OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED JUNE 10, 2004 AS DOCUMENT NUMBER 0416239080, AS AMENDED BY DOCUMENT NUMBER 0424027018 RECORDED AUGUST 27, 2004, AS AMENDED BY DOCUMENT NUMBER 0426018031 RECORDED SEPTEMBER 16, 2004, AND AS FURTHER AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST OF THE COMMON ELEMENTS APPURTENANT TO THE UNIT AS SET FORTH IN SAID

DECLARATION.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF LIMITED COMMON ELEMENTS KNOWN AS STORAGE SPACE 15 AND PARKING P-15 AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED JUNE 10, 2004 AS DOCUMENT NO. 0416239080, AS AMENDED BY DOCUMENT NO. 0424027018 RECORDED AUGUST 27, 2004, AND BY DOCUMENT NO. 0426018031 RECORDED SEPTEMBER 16, 2004, AND AS FURTHER AMENDED FROM TIME TO TIME.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, IT SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

SUBJECT TO REAL ESTATE TAXES NOT YET DUE AND PAYABLE; PRIVATE, PUBLIC, AND UTILITY EASEMENTS; APPLICABLE ZONING AND BUILDING LAWS OR ORDINANCES; ALL RIGHTS, EASEMENTS, RESTRICTIONS, CONDITIONS AND RESERVATIONS CONTAINED IN THE DECLARATION (AND ANY AMENDMENTS THERETO) AND A RESERVATION BY THE DEVELOPER TO ITSELF AND ITS SUCCESSORS AND ASSIGNS, FOR THE BENEFIT OF ALL UNIT OWNERS AT THE CONDOMINIUM, OF THE RIGHTS AND EASEMENTS SET FORTH IN THE DECLARATION; PROVISIONS OF THE ILLINOIS CONDOMINIUM PROPERTY ACT; SUCH OTHER MATTERS AS TO WHICH THE TITLE INSURER (AS HEREINAFTER DEFINED) COMMITS TO INSURE BUYER AGAINST LOSS OR DAMAGE; ACTS OF BUYER, COVENANTS, CONDITIONS, RESTRICTIONS, PERMITS EASEMENT AND ASSESSMENTS OF RECORD.

PINS: 12-11-104-005; 12-11-104-006; 12-11-104-007; 12-11-104-008; 12-11-104-009; 12-11-104-010; 12-11-104-020; 12-11-104-021; 12-11-104-022; 12-11-104-023; 12-11-104-024; 12-11-104-025; 12-11-104-026 (AFFECTS UNDERLYING LAND)

c/k/a: 8727 West Bryn Mawr Avenue, Unit 405, Chicago, IL 60631

# UNOFFICIAL COPY

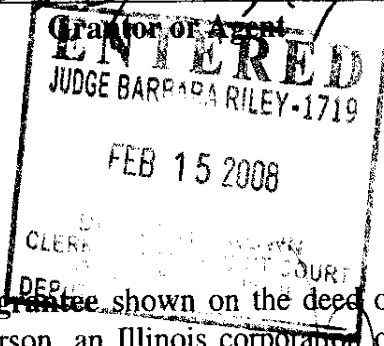
## STATEMENT BY GRANTOR AND GRANTEE

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 Feb-15, 2008

Signature: [Handwritten Signature]

Subscribed and sworn to before me  
By the said \_\_\_\_\_  
This \_\_\_\_\_, day of \_\_\_\_\_, 20\_\_\_\_  
Notary Public \_\_\_\_\_



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 title to real estate under the laws of the State of Illinois.

Date Feb. 15, 2008

Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before me  
By the said Darlene M. Wagner  
This 15<sup>th</sup>, day of FEBRUARY, 2008  
Notary Public Darlene M. Wagner



**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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)