

UNOFFICIAL COPY

W0702017

JUDICIAL SALE DEED



Doc#: 0813434078 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/13/2008 10:59 AM Pg: 1 of 4

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 31, 2007 in Case No. 07 CH 4336 entitled U.S. Bank National Association vs. Bobbie Brown, et al. and pursuant to which the mortgaged real estate hereinafter described was sold at public sale by said grantor on November 19, 2007, does hereby grant transfer and convey to U.S. Bank National Association as Trustee for the Structured Asset Investment Loan Trust 2006-BNC3 the following

copy

described real estate situated in the County of Cook, State of Illinois, to have and to hold forever:

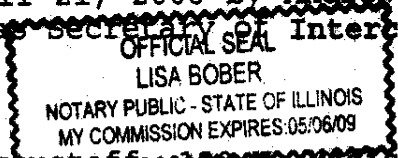
LOT 8 IN BLOCK 24 IN NATIONAL HOME DEVELOPERS BEL AIRE PARK, A SUBDIVISION OF THE NORTHWEST FRACTIONAL QUARTER AND THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, SOUTH OF THE INDIAN BOUNDARY LINE, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 11, 1946 AS DOCUMENT NUMBER 12737958 IN COOK COUNTY, ILLINOIS. P.I.N. 28-13-113-118 Commonly known as 15364 Afton Ave., Markham, IL 60428.

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 April 21, 2008.

Attest Nathan H. Lichtenstein
Secretary

Andrew D. Schusteff
President

State of Illinois, County of Cook ss, This instrument was acknowledged before me on April 21, 2008 by Andrew D. Schusteff as President and Nathan H. Lichtenstein as Secretary of Intercounty Judicial Sales Corporation.



Lisa Bober
Notary Public

Prepared by A. Schusteff, 120 W. Madison St., Chicago, IL 60602.
Exempt from tax under 35 ILCS 200/31-45(1) _____, April 21, 2008. HP-0700-1233.0

RETURN TO: FALER ADDRESS OF GRANTEE/MAIL TAX BILLS TO:
1807 W. DIEHL RD USTRANK
NAPERVILLE IL 60563 3426 STATEVIEW BLVD.
FOOT MILL SC 29715

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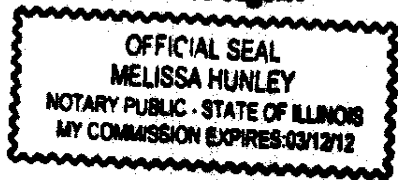
STATEMENT BY GRANTOR AND GRANTEE

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 5/1/08, 2008

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me by the said [Handwritten Name] this 1 day of [Handwritten Month], 2008
Notary Public [Handwritten Name]



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 5/1/08, 2008

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me by the said [Handwritten Name] this 1 day of [Handwritten Month], 2008
Notary Public [Handwritten Name]



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.

(Attached 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.)

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W0706043

(Rev. 5/17/05)

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT - CHANCERY DIVISION

Exhibit
A

HSEC BANK USA, NATIONAL ASSOCIATION, AS)
TRUSTEE FOR HOME EQUITY LOAN TRUST SERIES ACE))
2006-HE1) Plaintiff,) 07 CH 17736

vs.))
ERICH EDWARDS; ET AL.) Defendants,)

ENTERED

ORDER APPROVING REPORT OF SALE AND DISTRIBUTION, APR 01 2008 CONFIRMING SALE, AND ORDER FOR POSSESSION

JUDGE

This cause comes to be heard on Plaintiff's **CAROLYN S. BURNHAM 1880** entry of an order approving the Report of Sale and Distribution, confirming the sale of the mortgaged real estate that is the subject of the matter captioned above and described as:

LOT 12 IN BLOCK 7 IN THE RESUBDIVISION OF CALUMET BRIDGE ADDITION, A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PIN: 29-01-413-012. Commonly known as: 14439 South Hoxie Avenue, Burnham, IL 60633.

Due notice of said motion having been given, the Court having examined said report, and being fully advised in the premises, FINDS:

That the periods of redemption and reinstatement expired without same having been made;

That this Court obtained personal jurisdiction over those defendants who are personally liable to the Plaintiff for the deficiency, if any, from said sale;

That all notices required by Section 1507(c) of the Illinois Mortgage Foreclosure Law (S.H.A. 735 ILCS 5/15-1507(c)) were given;

That said sale was fairly and properly made;

That Intercounty Judicial Sales Corporation, hereinafter "Sale Officer", has in every respect proceeded in accordance with the terms of this Court's Judgment;

That the successful bidder is entitled to a deed of conveyance and possession of the mortgaged real estate, and; That justice was done.

IT IS THEREFORE ORDERED:

A copy of this order shall be mailed to the borrower(s) at his/her last known address within seven (7) days;

That the sale of the mortgaged real estate involved herein, and the Report of Sale and Distribution filed by the Selling Officer are hereby approved, ratified and confirmed;

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That the proceeds of the sale be distributed in accordance with the Report of Sale and Distribution;

That the Mortgagee's advances, fees and costs arising between the entry of the Judgment of Foreclosure and Sale and the date of sale are approved, ratified and confirmed;

That the proceeds of said sale were insufficient to satisfy the judgment;

That the Plaintiff will not pursue collection of the note;

That there shall be an IN REM deficiency judgment entered in the sum of (\$53,621.08), with interest thereon as provided by statute against the subject property;

That any Special Right to Redeem, if applicable, pursuant to Section 1604 of the Illinois Mortgage Foreclosure Law (S.H.A. 735 ILCS 5/15-1604), shall expire 30 days after entry of this order; and

That upon confirmation herein and upon request by the successful bidder, and provided that all required payments have been made pursuant to Section 15-1509(a) of the Illinois Mortgage Foreclosure Law (S.H.A. 735 ILCS 5/15-1509(a)) the Selling Officer shall execute and deliver to the successful bidder, a deed sufficient to convey title.

IT IS FURTHER ORDERED:

That the successful bidder, is entitled to and shall have possession of the mortgaged real estate no sooner than 30 days from the entry of this Order, without further Order of Court, as provided in Section 15-1701 of the Illinois Mortgage Foreclosure Law (S.H.A. 735 ILCS 5/15-1701);

That in the event possession is so withheld, the Sheriff of Cook County is directed to evict and dispossess, no sooner than 30 days from the entry of this Order Erich Edwards, and from the mortgaged real estate commonly known as 14439 South Hoxie Avenue, Burnham, IL 60633 without further Order of Court, and;

That the Deed to be issued 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 Deed issued hereunder without affixing any transfer stamps.

ENTER:

Judge

ENTERED

APR 01 2008

Dated: _____

Freedman Anselmo Lindberg & Rappe, LLC
1807 West Diehl Road
Suite 333
Naperville, Illinois 60563-1890
(877) 729-6734

JUDGE
CAROLYN G. QUINN-1880