

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 February 22, 2008 in Case No. 07 CH 22707 entitled Deutsche Bank vs. Dimitrov and pursuant to which the mortgaged real estate hereinafter described was sold at public sale by said grantor on April 14, 2008, does hereby grant, transfer and convey to Deutsche Bank National Trust Company as Trustee, in trust for the registered holders of Argent Mortgage Securities, Inc. asset

Doc#: 0817805174 Fee: \$46.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/26/2008 03:49 PM Pg: 1 of 6

backed pass through Certificates Series 2005-W3 the following described real estate situated in the County of Cook, State of Illinois, to have and to hold forever:

UNIT NUMBER 3R IN THE NADIA V CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 3 IN PENN'S RESUBDIVISION OF LOT 97 (EXCEPT THE WEST 9.22 FEET THEREOF) ALL OF LOTS 98, 99 AND 100 AND THE WEST 4.88 FEET OF LOT 101 IN THE SUBDIVISION OF BLOCK 5 IN SUFFERN'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0523818080. P.I.N. 17-06-312-041-1006. Commonly known as 2328 W. Augusta Blvd., Unit 3R, Chicago, IL 60622.

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 June 24, 2008.

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 June 24, 2008 by Andrew D. Schusteff as President and Nathan H. Lichtenstein as Secretary of Intercounty Judicial Sales Corporation.

OFFICIAL SEAL
LISA BOBER
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES 05/03/09

Lisa Bober
Notary Public

Prepared by A. Schusteff, 120 W. Madison St. Chicago, IL 60602.
Exempt from real estate transfer tax under 35 ILCS 200/31-45(1).

RETURN TO: See Attached

EXEMPT FROM TAX UNDER 35 ILCS 200/31-45(1)
OF THE PROPERTY TAX CODE
DATE: 6/25/08 Lisa Bober
BUYER - SELLER OR AGENT

Return To:

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

Grantee 3, Taxes:
Deutsche Bank National Trust
10801 E. 6th Street
Rancho Cucamonga, CA 91730

PROPERTY OF COOK COUNTY CLERK'S OFFICE

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

DEUTSCHE BANK NATIONAL TRUST)
COMPANY, AS TRUSTEE OF ARGENT)
MORTGAGE SECURITIES, INC., ASSET-)
BACKED PASS-THROUGH CERTIFICATES,)
SERIES 2005-W3 UNDER THE POOLING)
AND SERVICING AGREEMENT DATED AS)
OF OCTOBER 1, 2005, WITHOUT)
RECOURSE, ASSIGNEE OF ARGENT)
MORTGAGE COMPANY, L.L.C.,)

Plaintiff(s),)

vs.)

SVETLOZAR DIMITROV, ARGENT MORTGAGE)
COMPANY, L.L.C., UNDER MORTGAGE)
RECORDED AS DOCUMENT NUMBER)
0525041147, NADIA V CONDOMINIUM)
ASSOCIATION, NONRECORD CLAIMANTS,)
UNKNOWN TENANTS AND UNKNOWN OWNERS,)

Defendant(s).)

ENTERED

JUN 17 2008

JUDGE
CAROLYN G. QUINN-1880

Case No. 07 CH 22707
Calendar No. 56

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 \$260,746.96, (TWO HUNDRED SIXTY THOUSAND SEVEN HUNDRED FORTY SIX DOLLARS AND NINETY SIX 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.

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The Court further finds that under said Judgment, there remains no surplus or deficiency and that the proceeds of the Sale are sufficient to pay in full the amount due the Plaintiff, including fees, disbursements and commission of said Sale.

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 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, SVETLOZAR DIMITROV, and their possessions from the premises described as the following:

UNIT NUMBER 3R IN THE NADIA V CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 3 IN PENN'S RESUBDIVISION OF LOT 97 (EXCEPT THE WEST 9.22 FEET THEREOF), ALL OF LOTS 98, 99 AND 100 AND THE WEST 4.88 FEET OF LOT 101 IN THE SUBDIVISION OF BLOCK 5 IN SUFFERN'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 33 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0523818080.

Common Address: 2328 West Augusta Boulevard, Unit 3R, Chicago, Illinois 60622

and place in possession Plaintiff, DEUTSCHE BANK NATIONAL TRUST COMPANY, ~~its Assignee or Designee~~. Possession is stayed thirty (30) days, pursuant to 735 ILCS 5/15-1701 (d).

IT IS FURTHER ORDERED that Intercounty Judicial Sales Corporation be and is hereby ordered, that upon presentation by Plaintiff, ~~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 (c).

IT IS FURTHER ORDERED that the Deed to be issued to DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE, IN TRUST FOR THE REGISTERED HOLDERS OF ARGENT SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-W3 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

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recording of the Judicial Deed issued hereunder without any exemption stamps.

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

ENTERED:

ENTERED

JUN 17 2008

JUDGE
CAROLYN G. QUINN-1880

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

Property of Cook County Clerk's Office

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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 **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 June 25, 2008

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me

By the said _____

This 25, day of June, 2008

Notary Public Autumn Vargas



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 June 25, 2008

Signature: [Handwritten Signature]
Grantee or Agent



Subscribed and sworn to before me

By the said _____

This 25, day of June, 2008

Notary Public Autumn Vargas

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.)