

# UNOFFICIAL COPY



Doc#: 0819131177 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/09/2008 11:37 AM Pg: 1 of 4

MAIL TAX STATEMENT TO: WASHINGTON MUTUAL BANK, F.A.  
7255 Baymeadows Way  
Jacksonville, FL 32256

## JUDICIAL SALE DEED

THE GRANTOR, The Judicial Sales Corporation, an Illinois Corporation, pursuant to and under the authority conferred by the provisions of an Order Appointing Selling Officer and a Judgment entered by the Circuit Court of Cook County, Illinois, on February 6, 2008 as Case No. 07-CH-29746, entitled Washington Mutual Bank, v. Fannie W. Brown and South Commons Phase 1 Condominium Association, the premises hereinafter described were sold at public sale pursuant to notice given in compliance with 735 ILCS 5/15-1507(c) by said grantor on May 19, 2008 does hereby grant, transfer, and convey to **WASHINGTON MUTUAL BANK**, the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

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Unit Number 1902-3001 in South Commons Phase I Condominium as delineated and defined on the Plat of Survey of the following described Parcel of Real Estate:

That part of Blocks 92 and 95 and of vacated East 29th Street North of said Block 92 in Canal Trustee's Subdivision of the West 1/2 of Section 27, Township 39 North, Range 14 East of the Third Principal Meridian, described as follows: Commencing at a point 50.0 feet West of the Northwest Corner of Lot 3 in Harlow N. Higinbotham's Subdivision of parts of Lots 21, 22 and 23 in the Assessor's Division of the North 173.7 feet of the East 1/2 of Block 92 aforesaid (said point being 8.0 feet North of a Line "X" drawn from the Northeast Corner of Lot 1 in E. Smith's Subdivision of 3/4 of the West 1/2 of Block 92 aforesaid to the Northwest Corner of John Lonergan's Subdivision of land in the Northwest Corner of Block 92 aforesaid); thence West along a line 8.0 feet North of and parallel with said Line "X", a distance of 113.16 feet; thence South perpendicularly to said Line "X", a distance of 17.33 feet; thence West along a line 9.33 feet South of and parallel with said Line "X", 184.69 feet more or less to the Point of Intersection with a line drawn from a point on the North Line of Lot 1, 60.0 feet East of the Northwest Corner thereof in John Lonergan's Subdivision aforesaid, to a point on the South Line of Lot 8, 60.0 feet East of the Southwest Corner thereof, in County Clerk's Division of Lot 3 in the Assessor's Division of Block 95 aforesaid; thence South along the last described line, a distance of 833.18 feet more or less to the point of intersection with the South line of said Block 95 to a point on a line 50.0 feet West of and parallel with the East line of vacated South Indiana Avenue; thence North along the last described parallel line a distance of 850.27 feet more or less to the Place of Beginning, together with that part of Block 98 in Canal Trustee's Subdivision of the West 1/2 of Section 27, Township 39 North, Range 14 East of the Third Principal Meridian, described as follows: Beginning at the Point of Intersection of the North Line of said Block 98 with the Northerly extension of a Line 50.0 feet West of and Parallel with the West Line of Lots 9 to 16 both inclusive in Thomas' Subdivision of the East 1/2 of said Block 98; thence South along said parallel line to the Easterly Extension of a line 34.0 feet North of a parallel with the South Line of Lots 41 and 60 to 63 in Thomas and Boone's Subdivision of Block 98 aforesaid; thence West along said Parallel Line to the Point of Intersection with a line 60.0 feet East of and parallel with the East Line of Lots 63 to 78 both inclusive in Thomas and Boone's Subdivision aforesaid; thence North along said parallel line and its Northerly Extension to a point on the North line of said Block 98 aforesaid; thence East along said North Line to the Point of Beginning, all in Cook County, Illinois.

Which Survey is attached as Exhibit "A" to the Declaration of Condominium recorded January 14, 1999 as Document Number 99043982, and as amended from time to time, together with its undivided percentage interest in the common elements.

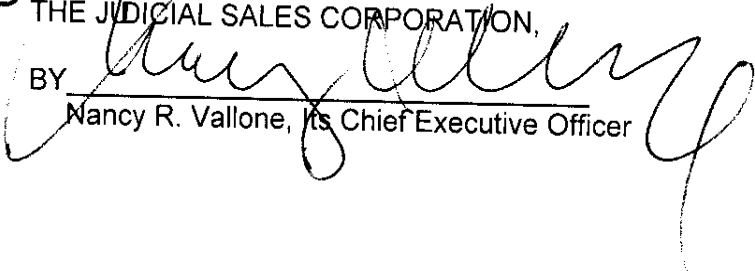
Permanent Index Number: 17-27-310-093-1627

Commonly known as: 3001 South Michigan Avenue #1902, Chicago, IL 60616

In Witness Whereof, said Grantor has caused its name to be signed to those present by its Chief Executive Officer on July 2, 2008.

THE JUDICIAL SALES CORPORATION,

BY

  
Nancy R. Vallone, Its Chief Executive Officer

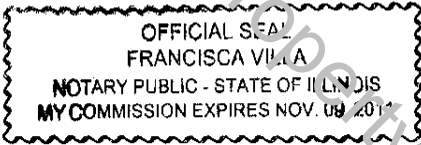
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STATE OF ILLINOIS )  
COUNTY OF COOK ) SS.

I, Francisca Villa, a Notary Public, in and for the County and State aforesaid, do hereby certify that Nancy R. Vallone, personally known to me to be the Chief Executive Officer of said corporation, and personally known to me to be the person whose name is subscribed to the foregoing Deed, appeared before me this day in person and severally acknowledged that as such Chief Executive Officer she signed and delivered the said Deed pursuant to authority given by the Board of Directors of said corporation, as her free and voluntary act, and as the free and voluntary act and Deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and seal this 2nd day of July, 2008.



*Francisca Villa*  
Notary Public

"Exempt under provisions of Paragraph 4, Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45)".

DATED 7-3-08

*[Signature]*  
Buyer, Seller or Representative

Prepared by and return to:

RICHARD L. HEAVNER  
HEAVNER, SCOTT, BEYERS & MIHLAR, LLC  
Attorneys at Law  
P. O. Box 740  
Decatur, IL 62525  
(217) 422-1719

Fannye W. Brown #84534009040

Deputy Cook County Clerk's Office

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Attorneys' Title Guaranty Fund, Inc.

## STATEMENT BY GRANTOR AND GRANTEE

The grantor or the grantor's agent affirms that, to the best of his or her 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 and hold title to real estate under the laws of the State of Illinois.

Dated 07/08, 2008 Signature: *Richard D. Hammer*  
Grantor or Agent

Subscribed and sworn to before me this 8 day of  
July, 2008.

*Rozann Ivie*  
Notary Public



The grantee or the grantee's 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 07/08, 2008 Signature: *Richard D. Hammer*  
Grantee or Agent

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.)

Subscribed and sworn to before me this 8 day of  
July, 2008.

*Rozann Ivie*  
Notary Public

