



Doc#: 0829418132 Fee: \$40.00
Eugene "Gene" Moore
Cook County Recorder of Deeds
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Prepared by:
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IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION

ARCHER BANK,)	
Plaintiff,)	
vs.)	No. 08 CH 11848
)	
IFTIKHAR QURESHI a/k/a IFTIKHAR A.)	
QURESHI a/k/a JOHN QURESHI; I.Q.)	Judge: David B. Atkins
FASHIONS, INC.; CITY OF CHICAGO; ALLIED)	Calendar: 59
WASTE NORTH AMERICA d/b/a NATIONAL)	Room: 2801
WASTE SERVICES, INC.; MARIA QURESHI,)	
CANAANLAND INVESTMENTS, INC.;)	
LEVELL BOGAN; UNKNOWN OWNERS and)	
NONRECORD CLAIMANTS,)	
Defendants.)	

CONSENT JUDGMENT OF FORECLOSURE
COUNT III

Plaintiff, ARCHER BANK, by and through its attorneys, Martin & Karcazes, Ltd., and in support of the entry of a Consent Judgment of Foreclosure states as follows:

Plaintiff commenced this action by filing its Complaint for Foreclosure and Sale and for Other Relief ("Complaint") against the Defendants, IFTIKHAR QURESHI a/k/a IFTIKHAR A. QURESHI a/k/a JOHN QURESHI; I.Q. FASHIONS, INC.; CITY OF CHICAGO; ALLIED WASTE NORTH AMERICA d/b/a NATIONAL WASTE SERVICES, INC; MARIA QURESHI; CANAANLAND INVESTMENTS, INC.; LEVELL BOGAN and UNKNOWN OWNERS AND NON RECORD CLAIMANTS. The affidavits required to make such unknown parties defendants to this action were duly filed and UNKNOWN OWNERS and NON RECORD CLAIMANTS have been duly and regularly made parties defendant to this action in the manner provided by law.

This cause now coming to be heard upon agreement of the parties for



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entry of a Consent Judgment of Foreclosure, and the Court being fully advised in the premises, finds as follows:

1. That all the material allegations of the Complaint are true and proven.
2. The total amount due and owing Plaintiff herein is \$1,317,883.14, including attorneys fees and costs of this suit as of October 20, 2008.
3. Pursuant to the subject Mortgage, Plaintiff has a valid and subsisting first lien on the subject property in the amount stated above.
4. That pursuant to said mortgage it is provided that the attorneys for Plaintiff are entitled to reasonable attorney's fees.
5. That the sum of \$8,800.00 has been included in the above indebtedness for said attorney's fees, through September 23, 2008, as provided in the mortgage.
6. The attorneys fees requested are reasonable and said sum is hereby allowed.
7. That under the provisions of the mortgage the costs of this foreclosure are an additional indebtedness for which the Plaintiff should be reimbursed, and that such expenses are hereby allowed to the Plaintiff. The costs of this suit are \$8,290.63.
8. That the Mortgage described in the Complaint and hereby foreclosed appears of record in the Office of the Recorder of Deeds of Cook County, Illinois as document number 0517814341, and the property herein referred to is described as follows:

LOTS 12, 13 AND 14 IN BLOCK 8 IN CHARLES H. NIX'S ADDITION
TO SOUTH CHICAGO, BEING A SUBDIVISION OF THE
SOUTHEAST ¼ OF THE SOUTHEAST FRACTIONAL QUARTER OF
FRACTIONAL SECTION 12, TOWNSHIP 37 NORTH, RANGE 14
EAST OF THE THIRD PRINCIPAL MERIDIAN, SOUTH OF THE
INDIAN BOUNDARY LINE, IN COOK COUNTY, ILLINOIS.

PIN(S): 25-12-448-031-0000

Commonly known as 10532 S. Torrence, Chicago, Illinois 60617.
9. That the rights and interest of all the other parties to this cause in and to the property hereinbefore described are inferior to the lien of the Plaintiff heretofore mentioned.
10. That the mortgage sought to be foreclosed was executed after August 7, 1961.

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11. That Plaintiff specifically waives its right to seek any personal deficiency against Defendants in this cause.

12. That, Defendant herein, has filed with the Court his stipulation for the entry of a Consent Judgment of Foreclosure without right of redemption and vesting absolute title in the Plaintiff, as of this date, pursuant to 735 I.L.C.S. 5/15-1402.

NOW THEREFORE IT IS HEREBY ORDERED that absolute title to the real estate is vested in Plaintiff, free and clear of all claims, liens and interests of the mortgagors and of all persons claiming by, through or under the mortgagor and of all the Defendants in this cause.

IT IS FURTHER ORDERED AND ADJUDGED that any in personam deficiency against the mortgagor, IFTIKHAR QURESHI a/k/a IFTIKHAR A. QURESHI a/k/a JOHN QURESHI, and any other person liable for the indebtedness or other obligations secured by the mortgage, if any, be and is hereby waived and released by Plaintiff.

The Court hereby retains jurisdiction of the subject matter of this cause and of all the parties hereto, for the purpose of enforcing this Judgment and expressly finds that there is no reason for delaying the enforcement of this Judgment or an appeal therefrom.

DATE

10-20-08

ENTERED:

JUDGE

MARTIN & KARCAZES, LTD.
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Attorney No. 80461