

07-042811

UNOFFICIAL COPY



0832533203D

**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 April 24, 2008, in Case No. 07 CH 38736, entitled HSBC MORTGAGE SERVICES INC. vs. JUANA E. PALOMARES AKA JUANA PALOMARES, et al, and pursuant to which 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 August 11, 2008, does hereby grant, transfer, and convey to HSBC MORTGAGE SERVICES INC. the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

Doc#: 0832533203 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 11/20/2008 01:26 PM Pg: 1 of 3

*φ*

PREMIER TITLE

LOT 1 OF BLOCK 5 IN AUSTIN GARDEN, BEING A SUBDIVISION OF THE EAST 20 ACRES OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 AND THE NORTH 1/2 OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

599 ✓

Commonly known as 5901 WEST CORNELIA AVENUE, Chicago, IL 60634

Property Index No. 13-20-408-019-0000

Grantor has caused its name to be signed to those present by its Chief Executive Officer on this 28th day of October, 2008.

City of Chicago  
Dept. of Revenue  
567662  
11/18/2008 13:36 Batch 04186 98



Real Estate  
Transfer Stamp  
\$0.00

The Judicial Sales Corporation

By: *Nancy R. Vallone*  
Nancy R. Vallone  
Chief Executive Officer

State of IL, 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 The Judicial Sales Corporation, appeared before me this day in person and acknowledged that as such Chief Executive Officer he/she signed and delivered the said Deed pursuant to authority given by the Board of Directors of said corporation, as his/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 on this

28th day of October, 2008

*Francisca Villa*  
Notary Public



This Deed was prepared by August R. Butera, The Judicial Sales Corporation, One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650.

**UNOFFICIAL COPY****Judicial Sale Deed**

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

10/29/08      Diane A. Arom  
Date                      Buyer, Seller or Representative

Grantor's Name and Address:

**THE JUDICIAL SALES CORPORATION**  
One South Wacker Drive, 24th Floor  
Chicago, Illinois 60606-4650  
(312)236-SALE

Grantee's Name and Address and mail tax bills to:

HSBC MORTGAGE SERVICES INC.

636 Grand Regency Blvd.

Braunton, FL 32511

Mail To:

FREEDMAN, ANSELMO, LINDBERG & RAPPE, LLC

1807 W. DIEHL ROAD, SUITE 333

NAPERVILLE, IL, 60563

(630) 983-0770

Att. No. 26122

File No. X0712136

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 November 14, 2008

Signature: [Signature]  
Grantor or Agent



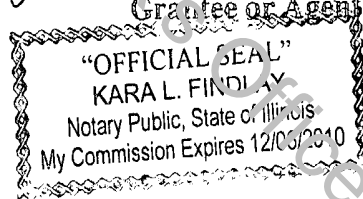
Subscribed and sworn to before me

By the said \_\_\_\_\_  
This 14<sup>th</sup> day of November, 2008  
Notary Public [Signature]

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 November 14, 2008

Signature: [Signature]  
Grantee or Agent



Subscribed and sworn to before me

By the said \_\_\_\_\_  
This 14<sup>th</sup> day of November, 2008  
Notary Public [Signature]

**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.)