### UNOFFICIAL COPY

#### JUDICIAL SALE DEED

GRANTOR, INTERCOUNTY THE JUDICIAL SALES CORPORATION, Illinois Corporation, pursuant to and under the authority conferred by the provisions of a Judgment of Foreclosure and Sale and an Selling Order Appointing Officer entered by Circuit Court of County, Illinois on July 29, 2008 in Case No. 08 CH 8346 entitled Indymac vs. Moffat and pursuant to which the real mortgaged hereinafter described was sold at public sale by said grantor on October 30, 2008, does hereby grant, transfer and convey to Deutsche Bank National Trust Company, Trustee of the Home Equity Mortgage Loan Asset-Backed Trust Series INABS 2007-A,



Doc#: 0901535001 Fee: \$44.00 Eugene "Gene" Moore RHSP Fee:\$10.00

Cook County Recorder of Deeds Date: 01/15/2009 09:15 AM Pg: 1 of 5

Home Equity Mortgage Loan
Asset-Backed Certificates, Series INASS 2004-A under the Pooling Servicing Agreement dated March 1, 2007 the following described real estate situated in the County of Cook, State or Illinois, to have and to hold forever:

LOT 39 AND THE NORTH 12-1/2 FEET OF LOT 38 IN BLOCK 26 IN GRANT LOCOMOTIVE WORKS ADDITION TO CHICAGO, A SUBDIVISION OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, P.I.N. 16-21-213-010. Commonly known SITUATED IN COOK COUNTY, ILLINOIS. as 1319 S. 49th Ct., Cicero, IL 60804.

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 January 8, 2009.

INTERCOUNTY JUDICIAL SALES CORPORATION

Attest

Secretary

President

State of Illinois, County of Cook ss, This instrument was acknowledged before me on January 8, 2009 by Andrew D. Schusteff as President and Nathan H. Lichtenstein as Secretary of Intercounty Judicial Sales Corporation.

> OFFICIAL SEAL LISA BOBER

Notary Public

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

RETURN TO:

EXEMPT FROM TAX UNDER 35 HCS 200/31-45 (1)

OF THE PROPERTY TAX CODE

BUYER - SELLER OR AGENT

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# Return To'UNOFFICIAL COPY

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

Chrantee 3. Toxes.

Chrantee Bank

Deutsche Bank

Lake Ave.

Pasadena, CA 91101

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### **UNOFFICIAL COPY**

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

INDYMAC BANK, FSB, AS ASSIGNEE OF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR COMPASS MORTGAGE, INC.,

Plaintiff(s),

vs.

ILYAS MOFANT,

Defendant(s).

Case No. 08 CH 8346 Calendar No. 55

#### ORDER CONFIRMING SALE

NOW COMES Shelly Y. 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;

The Court finds that the subject property is improved by a 2-Flat, and was last inspected by the Plaintiff or its agents on October 2, 2008; and

The Court further finds that the proceeds of Sale of said premises were in the sum of \$188,888.00, (ONE AUNDRED EIGHTY EIGHT THOUSAND EIGHT HUNDRED EIGHTY EIGHT DOLLARS AND NO 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.

The Court further finds that under said Judgment, there remains a deficiency balance in the sum of \$120,989.71, and an In-Rem Judgment is hereby entered.

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 only the Defendants, ILYAS MOFFAT, and their possessions from the premises described as the following:

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### **UNOFFICIAL COPY**

LOT 39 AND THE NORTH 12 1/2 FEET OF LOT 38 IN BLOCK 26 IN GRANT LOCOMOTIVE WORKS ADDITION TO CHICAGO, A SUBDIVISION OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, SITUATED IN COOK COUNTY, ILLINOIS.

Common Address: 1319 S. 49th Court, Cicero, Illinois 60804

and place in possession Plaintiff, INDYMAC BANK F.S.B., its Assignee or Designee. Possession is stayed thirty (30) days, pursuant to 735 ILCS 5/15-1701 (d). No occupant of the property not specifically named in the caption may be evicted pursuant to this Order without a Supplemental Order for Possession or an Order of Possession pursuant to a Forcible Entry and Detainer Complaint. Defendants have thirty (30) days from the entry of this Order to redeem the Mortgage pursuant to 735 ILCS 5/15-1604.

IT IS FURTHER ORDERED that Intercounty Judicial Sales Corporation be and is hereby ordered, that upon presentation by Plaintiff, or 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 ORDEFED that the Deed to be issued to DEUTSCHE BANK NATIONAL TRUST COMPAN', AS TRUSTEE OF THE EQUITY MORTGAGE LOAN ASSET-BACKED TRUST SERIES 1N/BS 2007-A, HOME EQUITY MORTGAGE LOAN ASSET-BACKED CERTIFICATES, STIES INABS 2007-A UNDER THE POOLING AND SERVICING AGREEMENT DATED MARCH 1, 2007 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 Judicia! Deed issued hereunder without any exemption stamps any exemption stamps.

This Order shall not be the basis for a suit upon the Note.

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

ENTERED:

Ass JC. Ju in Mathics William Delort-1950

OCENE CTERK COUNTY COUNTY COUNTY

LNTERED

Attorney No. 18837 LAW OFFICES OF IRA T. NEVEL 175 North Franklin Suite 201

Chicago, Illinois 60606 (312) 357-1125

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## UNOFFICIAL COPY

### 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, or Illinois, a partnership authorized to do business or acquire and hold title to real estate under the 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.

laws of the State of Limbers.		
Dated Sanagry 12, 2009		1. I Devel
	Signature: <	Granium resolution
Subscribed and swom to before me	***	ALTUMA VANGAS  ALTUMA
This 2, day of Schuary 2009	•	Service Servic
Notary Public fature Vs. and verifies the	at the name of	the grantee shown on the deed of

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 or other entity partnership authorized to do business or acquire and hold title to real estate under the laws of the recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Signature:

Signature:

Signature:

Signature:

Signature:

Grantee of Agent

Autumn Varigas

Autumn Varigas

Autumn Varigas

October 18, 2010

Notary Public

Notary Public

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.)