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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 July 29, 2008, in Case No. 08 CH 8687, entitled WM SPECIALTY MORTGAGE, L.L.C., ASSIGNEE OF ARGENT MORTGAGE COMPANY, L.L.C., vs. FRANCISCO BARRERA, et al, and pursuant to which the premises hereinafter described were sold at public sale pursuant

Doc#: 0902235007 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 01/22/2009 09:19 AM Pg: 1 of 5

to notice given in compliance with 735 ILCS 5/15-1507(c) by said grantor on October 30, 2008, does hereby grant, transfer, and convey to WM SPECIALTY MORTGAGE, L.L.C. the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

LOT 671 IN SOUTHWEST HIGHLANDS AT 79TH AND KEDZIE AVENUE UNIT NUMBER 3, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT LANDS DEEDED TO RAILROAD AND EXCEPT STREET HERETOFORE DEDICATED) ALSO EXCEPT A STRIP OF LAND 25 FEET WIDE LYING NORTHERLY OF AND ADJOINING NORTHERLY RIGHT OF WAY OF WABASH RAILROAD, ACCORDING AND ADJOINING TO PLAT RECORDED DECEMBER 19, 1927AS DOCUMENT 9875543, IN COOK COUNTY, ILLINOIS.

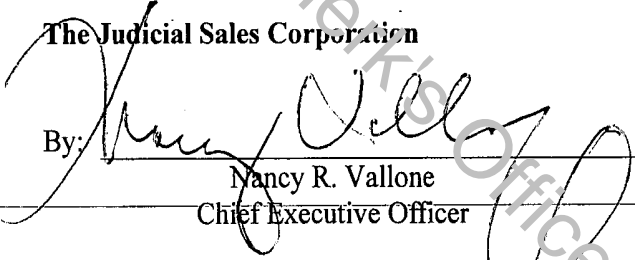
Commonly known as 3414 WEST COLUMBUS AVENUE, Chicago, IL 60652

Property Index No. 19-35-210-015

Grantor has caused its name to be signed to those present by its Chief Executive Officer on this 9th day of January, 2009.

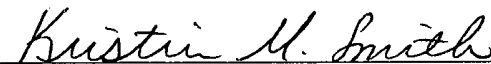
IRA T. NEVEL LAW OFFICES
175 N. FRANKLIN STE. 201
CHICAGO, IL 60606
BOX 167

The Judicial Sales Corporation

By: 
Nancy R. Vallone
Chief Executive Officer

State of IL, County of COOK ss, I, Kristin M. Smith, 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
9th day of January, 2009


Notary Public



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

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UNOFFICIAL COPY**Judicial Sale Deed**

Chicago, IL 60606-4650.

Exempt under provision of Paragraph L, Section 31-45
of the Real Estate Transfer Tax Law (35 ILCS 200/31-45)1/16/09
DateIra S. Nevel
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:

WM SPECIALTY MORTGAGE, L.L.C.

10801 6th StreetRancho Cucamonga, CA 91730

Mail To:

LAW OFFICES OF IRA T. NEVEL

175 N. Franklin Street, Suite 201

CHICAGO, IL, 60606

(312) 357-1125

Att. No. 18837

File No.

Property of Cook County Clerk's Office

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

WM SPECIALTY MORTGAGE, L.L.C.,)	
ASSIGNEE OF ARGENT MORTGAGE)	
COMPANY, L.L.C.,)	
Plaintiff(s),)	
vs.)	Case No. 08 CH 08687
)	Calendar No. 57
FRANCISCO BARRERA, ARGENT MORTGAGE)	
COMPANY, L.L.C., UNDER MORTGAGE)	
RECORDED AS DOCUMENT NUMBER)	
0526327067, CITY OF CHICAGO, UNDER)	
JUDGEMENT RECORDED AS DOCUMENT)	
NUMBER 0602741057, NONRECORD)	
CLAIMANTS, UNKNOWN TENANTS AND)	
UNKNOWN OWNERS,)	
Defendant(s).)	

ORDER CONFIRMING SALE

NOW COMES Nancy Vallone Supervisor of Sales of The 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 The 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 further finds that the subject property is improved by a Single Family Residence, and was last inspected by the Plaintiff or its agents on October 27, 2008; and

The Court further finds that the proceeds of Sale of said premises were in the sum of \$165,838.92, (ONE HUNDRED SIXTY FIVE THOUSAND EIGHT HUNDRED THIRTY EIGHT DOLLARS AND NINETY TWO CENTS) and that The 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 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 The 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

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entered. The Sheriff of Cook County be and is hereby directed to evict the Defendants, FRANCISCO BARRERA, ARGENT MORTGAGE COMPANY, L.L.C., UNDER MORTGAGE RECORDED AS DOCUMENT NUMBER 0526327067, CITY OF CHICAGO, UNDER JUDGEMENT RECORDED AS DOCUMENT NUMBER 0602741057, and their possessions from the premises described as the following:

LOT 67I IN SOUTHWEST HIGHLANDS AT 79TH AND KEDZIE AVENUE UNIT NUMBER 3, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT LANDS DEEDED TO RAILROAD AND EXCEPT STREET HERETOFORE DEDICATED) ALSO EXCEPT A STRIP OF LAND 25 FEET WIDE LYING NORTHERLY OF AND ADJOINING NORTHERLY RIGHT OF WAY OF WABASH RAILROAD, ACCORDING AND ADJOINING TO PLAT RECORDED DECEMBER 19, 1927 AS DOCUMENT 9875543, IN COOK COUNTY, ILLINOIS.

Common Address: 3414 West Columbus Avenue, Chicago, Illinois 60652

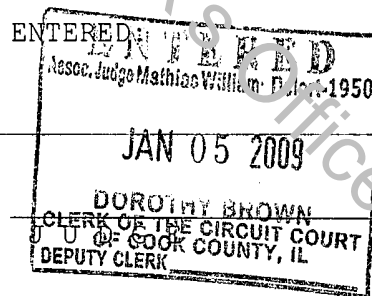
and place in possession Plaintiff, WM SPECIALTY MORTGAGE L.L.C., its Assignee or Designee. Possession is stayed thirty (30) days, pursuant to 735 ILCS 5/15-1701 (c).

IT IS FURTHER ORDERED that The 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 ORDERED that the Deed to be issued to WM SPECIALTY MORTGAGE L.L.C. 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 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.

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



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STATEMENT BY GRANTOR AND GRANTEE

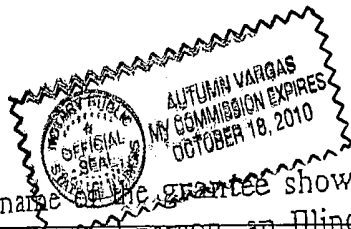
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 January 16, 2009

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me

By the said
This 16 day of January, 2009
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 January 16, 2009

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me

By the said
This 16 day of January, 2009
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.)