

UNOFFICIAL COPY

JUDICIAL SALE DEED



Doc#: 0910304322 Fee: \$48.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/13/2009 03:05 PM Pg: 1 of 7

THE GRANTOR, INTERCOUNTY JUDICIAL SALES CORPORATION, an Illinois Corporation, pursuant to and under the authority conferred by the provisions of a Judgment of Foreclosure and Sale and an Order Appointing Selling Officer entered by the Circuit Court of Cook County, Illinois on October 28, 2008 in Case No. 08 CH 10650 entitled Indymac Bank vs. Macioge and pursuant to which the mortgaged real estate hereinafter described was sold at public sale by said grantor on January 30, 2009, does hereby grant, transfer and convey to U.S. Bank National Association as Trustee of the LXS 2006-16N Trust Fund the following described real estate situated in the County of Cook, State of Illinois, to have and to hold forever:

SEE ATTACHED RIDER. P.I.N. 17-09-227-033-1018 and 1136. Commonly known as 635 North Dearborn Street, Unit 906, Chicago, IL 60610.

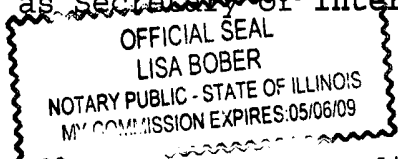
In Witness Whereof, said Grantor has caused its name to be signed to these presents by its President, and attested to by its Secretary, this April 7, 2009.

INTERCOUNTY JUDICIAL SALES CORPORATION

Attest Nathan H. Lichtenstein
Secretary

Andrew D. Schusteff
President

State of Illinois, County of Cook ss, This instrument was acknowledged before me on April 7, 2009 by Andrew D. Schusteff as President and Nathan H. Lichtenstein as Secretary of Intercounty Judicial Sales Corporation.



Lisa Bober
Notary Public

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

RETURN TO:
See Attached

EXEMPT FROM TAX UNDER 35 ILCS 200/31-45(1)
OF THE PROPERTY TAX CODE

DATE 4/10/09 John J. New
DRIVER SELLER OR AGENT

UNOFFICIAL COPY

PARCEL 1: UNIT 906 AND PARKING UNIT P-12 IN THE CARAVEL CONDOMINIUM, AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: THE WEST ½ OF LOT 5 AND ALL OF LOT 6 IN BLOCK 24 IN WOLCOTT'S ADDITION TO CHICAGO IN THE EAST ½ OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. AND PART OF LOTS 3, 4, 5, 6 AND 7 IN COUNTY CLERKS DIVISION OF LOTS 7, 8 AND THE SOUTH 29 FEET OF LOTS 9 AND 10 IN BLOCK 24 IN WOLCOTT'S ADDITION TO CHICAGO IN THE EAST ½ OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN. IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED FEBRUARY 26, 2003 AS DOCUMENT NUMBER 0030275986 AS AMENDED FROM TIME TO TIME TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: NON-EXCLUSIVE EASEMENT FOR SUPPORT WALLS, COMMON WALLS, CEILINGS, FLOORS, EQUIPMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED AND MORE FULLY DESCRIBED BY THE DECLARATION OF EASEMENTS, RESERVATIONS, COVENANTS AND RESTRICTIONS DATED FEBRUARY 20, 2003 AND RECORDED FEBRUARY 26, 2003 AS DOCUMENT NUMBER 0030275985.

and is commonly known as 635 North Dearborn Street, Unit 906, Chicago, Illinois 60610, and the Permanent Tax Number is 17-09-227-033-1018 and 17-09-227-033-1136.

Return To:

UNOFFICIAL COPY

LAW OFFICES OF IRA T. NEVEL

Attorney No. 18837

176 North Franklin

Suite 201

Chicago, Illinois 60608

(312) 387-1126

Grantee's Taxes
U.S. Bank, N.A.
155 N. Lake Avenue
Pasadena, CA 91101

Property of Cook County Clerk's Office

UNOFFICIAL COPY

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS

COUNTY DEPARTMENT, CHANCERY DIVISION

INDYMAC BANK, FSB, ASSIGNEE OF)	
FOREST BANK AND TRUST COMPANY,)	
)	
Plaintiff(s),)	
)	
vs.)	Case No. 08 CH 10650
)	Calendar No. 58
CASEY MACLOGE, INDYMAC BANK, FSB,)	
AS MORTGAGEE UNDER AND BY VIRTUE)	
OF MORTGAGE RECORDED AS DOCUMENT)	
NUMBER 0620541079 CARAVEL)	
CONDOMINIUM ASSOCIATION, NONRECORD)	
CLAIMANTS, UNKNOWN TENANTS AND)	
UNKNOWN OWNERS,)	
)	
Defendant(s).)	

ORDER CONFIRMING SALE

NOW COMES Shelly K. 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 Condominium, and was last inspected by the Plaintiff or its agents on January 5, 2009; and

The Court further finds that the proceeds of Sale of said premises were in the sum of \$344,707.00, (THREE HUNDRED FORTY FOUR THOUSAND SEVEN HUNDRED SEVEN 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.

UNOFFICIAL COPY

The Court further finds that under said Judgment, there remains a deficiency balance in the sum of \$54,565.76, 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, CASEY MACIOGE, INDYMAC BANK, FSB, AS MORTGAGEE, UNDER AND BY VIRTUE OF MORTGAGE RECORDED AS DOCUMENT NUMBER 0620541079, CARAVEL CONDOMINIUM ASSOCIATION, and their possessions from the premises described as the following:

PARCEL 1: UNIT 906 AND PARKING UNIT P-12 IN THE CARAVEL CONDOMINIUM, AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: THE WEST ½ OF LOT 5 AND ALL OF LOT 6 IN BLOCK 24 IN WOLCOTT'S ADDITION TO CHICAGO IN THE EAST ½ OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. AND PART OF LOTS 3, 4, 5, 6 AND 7 IN COUNTY CLERKS DIVISION OF LOTS 7, 8 AND THE SOUTH 29 FEET OF LOTS 9 AND 10 IN BLOCK 24 IN WOLCOTT'S ADDITION TO CHICAGO IN THE EAST ½ OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED FEBRUARY 26, 2003 AS DOCUMENT NUMBER 0030275986 AS AMENDED FROM TIME TO TIME TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: NON-EXCLUSIVE EASEMENT FOR SUPPORT WALLS, COMMON WALLS, CEILINGS, FLOORS, EQUIPMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED AND MORE FULLY DESCRIBED BY THE DECLARATION OF EASEMENTS, RESERVATIONS, COVENANTS AND RESTRICTIONS DATED FEBRUARY 20, 2003 AND RECORDED FEBRUARY 26, 2003 AS DOCUMENT NUMBER 0030275985.

Common Address: 635 North Dearborn Street, Unit 906, Chicago, Illinois 60610

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

UNOFFICIAL COPY

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 ORDERED that the Deed to be issued to U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE OF THE LXS 2006-16N TRUST FUND 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.

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:

ASSOC. JUDGE DANIEL S. SIKKO

APR 06 2009

CIRCUIT COURT-1823

J U D G E

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

UNOFFICIAL COPY

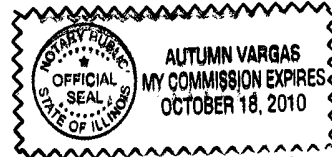
STATEMENT BY GRANTOR AND GRANTEE

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, 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 April 10, 2009

Signature: *Elva J. Ward*
Grantor or Agent

Subscribed and sworn to before me
By the said _____
This 10, day of April, 2009
Notary Public Autumn Vargas

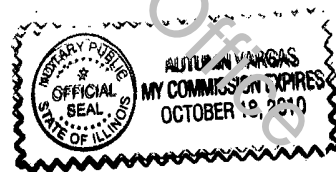


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 April 10, 2009

Signature: *Elva J. Ward*
Grantee or Agent

Subscribed and sworn to before me
By the said _____
This 10, day of April, 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.)