

UNOFFICIAL COPY

File Number 08-32485 Attorney Number 90410
IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,)
INC., AS NOMINEE FOR AND AS AUTHORIZED BY)
BARCLAYS-SUB-PRIME NYBR TRUSTEE SUCCESSOR TO)
RESMAE MORTGAGE CORPORATION Plaintiff,) 08 CH 13559
vs.)
ADRIAN PERKINS, MAUDE BROOKS, NONRECORD)
CLAIMANTS AND UNKNOWN OWNERS Defendants,)

ORDER APPROVING REPORT OF SALE AND DISTRIBUTION, CONFIRMING SALE, AND ORDER FOR POSSESSION

This cause coming to be heard on Plaintiff's motion by its attorneys Jaros, Tittle & O'Toole, Ltd., and on the Report of Sale and Distribution of the Selling Officer for the entry of an order approving the Report of Sale and Distribution, confirming the sale of the mortgaged real estate legally described as:

LOT 34 AND SOUTH 1/2 OF LOT 35, IN BLOCK 132 IN HARVEY, A SUBDIVISION THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. Commonly known as 15329 South Wood, Harvey, IL 60426. P.I.N. 29-18-220-014-0000.

The real property that is the subject matter of this proceeding is a single family residence.

The real property was last inspected by movant or movant's agent on: May, 29, 2009

Due notice of said motion having been served, the Court having reviewed said report, no cause to the contrary having been shown and being fully advised in the premises, FINDS:

That the periods of redemption and reinstatement expired without same having been made;

That this Court obtained personal jurisdiction over those defendants who are personally liable to the Plaintiff for the deficiency, if any, from said sale;

That all notices required by Section 1507(c) of the Illinois Mortgage Foreclosure Law (S.H.A. 735 ILCS 5/15-1507(c)) were given;

That the advances made by the Plaintiff after the entry of the Judgment and prior to sale were fair and reasonable and are allowed;

That said sale was fairly and properly made;

That Intercounty Judicial Sales Corporation, hereinafter "Sale Officer", has in every respect proceeded in due form of law and in accordance with the terms of this Court's Judgment;

That the successful bidder is entitled to a deed of conveyance and possession of the mortgaged real estate, and; That justice was done.



Doc#: 0919522091 Fee: \$38.00
Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 07/14/2009 10:44 AM

UNOFFICIAL COPY**IT IS THEREFORE ORDERED:**

That the sale of the mortgaged real estate involved herein, and the Report of Sale and Distribution filed by the Selling Officer and the distribution of the proceeds set forth therein are hereby approved, ratified and confirmed;

That the proceeds of the sale shall be distributed in accordance with the Report of Sale and Distribution;

That the Mortgagee's advances, fees and costs arising between the entry of the Judgment of Foreclosure and Sale and the date of sale are approved, ratified and confirmed;

That upon confirmation herein and upon request by the successful bidder, and provided that all required payments have been made pursuant to Section 15-1509(a) of the Illinois Mortgage Foreclosure Law (S.H.A. 735 ILCS 5/15-1509(a)) the Selling Officer shall execute and deliver to the successful bidder, a deed sufficient to convey title.

IT IS FURTHER ORDERED:

That the successful bidder, is entitled to and shall have possession of the mortgaged real estate as of a date no sooner than 30 days from the entry of this Order, without further Order of Court, as provided in Section 15-1701 of the Illinois Mortgage Foreclosure Law (S.H.A. 735 ILCS 5/15-1701);

That in the event possession is so withheld, the Sheriff of Cook County is directed to evict and dispossess, no sooner than 30 days from the entry of this Order Adrian Perkins, Maude Brooks from the mortgaged real estate commonly known as 15329 South Wood, Harvey, IL 60426 without further order of court or notice, and;

No occupants other than individuals named in the Order of Possession may be evicted without a Supplemental Order of Possession or an order from the Forcible Entry and Detainer Court.

That the Deed to be issued 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 Sale Deed issued hereunder without any exemption stamps.

A copy of this order shall be mailed to the borrower(s) at his/her last known address within seven (7) days.

ENTER:

F. Valchunas
Judge

Dated: _____

James E. Trausch
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08-32485

