

UNOFFICIAL COPY

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 September 29, 2009, in Case No. 09 CH 014152, entitled U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BNC MORTGAGE LOAN TRUST 2007-1 vs. THOMAS P. COLEMAN, et al, and pursuant to which the premises hereinafter described were sold at public sale pursuant



Doc#: 1007626234 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/17/2010 01:14 PM Pg: 1 of 3

to notice given in compliance with 735 ILCS 5/15-1507(c) by said grantor on January 13, 2010, does hereby grant, transfer, and convey to U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BNC MORTGAGE LOAN TRUST 2007-1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-1 the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

PARCEL 1: DWELLING PARCEL 3: LOT 4 (EXCEPTING THEREFROM THE EAST 61.11 FEET AND ALSO EXCEPTING THE WEST 32 FEET THEREOF) IN BRIATTA, MARTELL AND TUTERA RESUBDIVISION OF LOTS 1, 2, 3 AND 4 IN FASSETT'S ARLINGTON PARK, BEING A SUBDIVISION OF LOT 1 (EXCEPT THE NORTH 330.0 FEET AND EXCEPT THE SOUTH 5 ACRES THEREOF) IN BLOCK 1 IN HOELZ ADDITION TO ARLINGTON HEIGHTS IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID BRIATTA, MARTELL AND TUTERA RESUBDIVISION REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON FEBRUARY 11, 1977 AS DOCUMENT NO. 2922318, IN COOK COUNTY, ILLINOIS. PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS FILED AS DOCUMENT NO. LR2922321 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

Commonly known as 428 N. KENNICOTT AVENUE, ARLINGTON HEIGHTS, IL 60005

Property Index No. 03-30-302-038

Grantor has caused its name to be signed to those present by its Chief Executive Officer on this 12th day of March, 2010.

The Judicial Sales Corporation

BOX 70

By: 

Nancy R. Vallone
Chief Executive Officer

Odille & Associates, P.C.

UNOFFICIAL COPY**Judicial Sale Deed**

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

12th day of March, 2010

Kristin M. Smith
Notary Public



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

MAR 16 2010

Date

M. Almaguer
Buyer, Seller or Representative

This Deed 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 Deed issued hereunder without affixing any transfer stamps, pursuant to court order in Case Number 09 CH 014152.

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:

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BNC MORTGAGE LOAN TRUST 2007-1 MORTGAGE
PASS-THROUGH CERTIFICATES, SERIES 2007-1
10790 Rancho Bernardo Road
San Diego, CA, 92127

Contact Name and Address:

Contact: Kelly Livingston
Address: 7255 BAYMEADOWS WAY
Jacksonville, FL 32256
Telephone: 904-886-1630

Mail To: *M. Almaguer*

CODILIS & ASSOCIATES, P.C.
15W030 NORTH FRONTAGE ROAD, SUITE 100
BURR RIDGE, IL, 60527
(630) 794-5300
Att. No. 21762
File No. 14-09-04815

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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 of Assignment of Beneficial Interest in 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 MAR 16 2010, 20

Signature: M. Almaguer
Grantor or Agent

Subscribed and sworn to before me
By the said M. Almaguer
This day of MAR 16 2010, 20
Notary Public Sarah Muhm



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 MAR 16 2010, 20

Signature: M. Almaguer
Grantee or Agent

Subscribed and sworn to before me
By the said M. Almaguer
This day of MAR 16 2010, 20
Notary Public Sarah Muhm



Note: Any person who knowingly submits a false statement concerning the identity of 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.)