



Doc#: 1012529062 Fee: \$46.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/05/2010 02:51 PM Pg: 1 of 6

JUDICIAL SALE DEED

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 November 16, 2009 in Case No. 09 CH 5645 entitled Indymac vs. Love and pursuant to which the mortgaged real estate hereinafter described was sold at public sale by said grantor on February 18, 2010, does hereby grant, transfer and convey to US BANK NATIONAL ASSOCIATION, AS TRUSTEE, FOR MARM 2006-OA2 the following described real estate situated in the County of Cook, State of

Illinois, to have and to hold forever. LOT 20 IN BLOCK 1 IN EAST CHICAGO LAWN BEING J.A. CAMPBELL'S SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. P.I.N. 19-24-103-030. Commonly known as 6336 South Sacramento Avenue, Chicago, Illinois 60629.

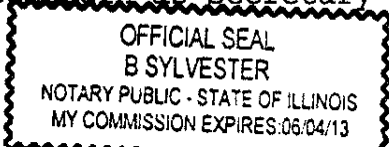
In Witness Whereof, said Grantor has caused its name to be signed to these presents by its President, and attested to by its Secretary, this May 3, 2010.

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 May 3, 2010 by Andrew D. Schusteff as President and Nathan H. Lichtenstein as Secretary of Intercounty Judicial Sales Corporation.



B Sylvester
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: 5/4/10 Gene J. Moore
BUYER - SELLER OF (AGENT)

Return To: **UNOFFICIAL COPY**

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

Grantee's Taxes:
U.S. Bank, N.A.
1270 Northland Drive
Suite # 200
Mendota Heights, MN 55120

Contact Info:

Onewest Bank
888 E. Walnut Avenue
4th Floor
Pasadena, CA 91101
(800) 781-7399

Property of Cook County Clerk's Office

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

INDYMAC FEDERAL BANK, FSB, ASSIGNEE)
OF MORTGAGE ELECTRONIC REGISTRATION)
SYSTEMS, INC., AS NOMINEE FOR MILA,))
INC., D/B/A MORTGAGE INVESTMENT))
LENDING ASSOCIATES, INC.,))

Plaintiff(s),))

vs.))

Case No. 09 CH 05645
Calendar No. 62

MILAGROS M. LOVE, ARTEE LOVE,))

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 Single Family Residence, and was last inspected by the Plaintiff or its agents on January 26, 2010; and

The Court further finds that the proceeds of Sale of said premises were in the sum of \$250,712.66, (TWO HUNDRED FIFTY THOUSAND SEVEN HUNDRED TWELVE DOLLARS AND SIXTY SIX 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

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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.

Municipality may contact the below with concerns about the real property:

Holder of the Certificate of Sale: U.S. BANK C/O INDYMAC BANK
 CONTACT: JAYCEE SAN PEDRO
 ADDRESS: 888 E WALNUT AVENUE, 4TH FLOOR
 MAIL STOP HQ-04-06
 PASADENA, CA 91101
 TELEPHONE NUMBER: (800) 781-7399

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, MILAGROS M. LOVE, ARTEE LOVE, from the premises described as the following:

LOT 20 IN BLOCK 1 IN EAST CHICAGO LAWN BEING J.A. CAMPBELL'S SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 6336 South Sacramento Avenue, Chicago, Illinois 60629

and place in possession Plaintiff, INDYMAC FEDERAL BANK FSB. 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. Possession is stayed thirty (30) days, pursuant to 735 ILCS 5/15-1701(d).

IT IS FURTHER ORDERED that Intercounty Judicial Sales Corporation be and is hereby ordered, upon presentation by the successful bidder, of the duly issued Certificate of Sale, to immediately issue a Judicial Sales Deed for the subject premises to the successful bidder. All claims of parties to the foreclosure

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are hereby terminated and barred pursuant to 735 ILCS 5/15-1509 (c).

IT IS FURTHER ORDERED 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 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.

ENTERED:

J U D G E

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

ENTERED
ASSOC. JUDGE SHELIA KING DEVANE-1951
APR 29 2010
DOROTHY BROWN
CLERK OF THE CLERK COURT
OF COOK COUNTY, IL
DEPUTY CLERK

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STATEMENT BY GRANTOR AND GRANTEE

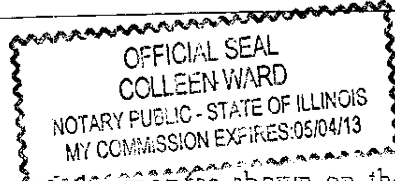
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 May 4, 2010

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me

By the said
This 4th day of May, 2010
Notary Public [Handwritten Signature]



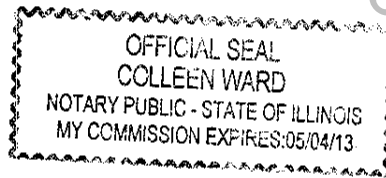
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 May 4, 2010

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me

By the said
This 4th day of May, 2010
Notary Public [Handwritten Signature]



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.)