

# UNOFFICIAL COPY

IN THE CIRCUIT COURT OF COOK COUNTY  
COUNTY DEPARTMENT -- CHANCERY DIVISION  
Case No. 07 CH 21423



Doc#: 1121345023 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 08/01/2011 11:12 AM Pg: 1 of 2

US Bank NA, as Trustee for Lehman Brothers-  
Structured Asset Investment Loan Trust SAIL 2005-  
HE3,

Plaintiff,

v.

Tiffany Jackson, Cheryl Davis, UNKNOWN OWNERS  
and NON-RECORD CLAIMANTS,

Defendants.

## STIPULATED ORDER QUIETING TITLE

THIS CAUSE coming on to be heard on for status, all parties with notice, the Court with jurisdiction and being fully apprised in the premises;

### THE COURT HEREBY FINDS:

1. This Court has jurisdiction over the parties in this case and the subject matter of Plaintiff's Amended Complaint to Foreclose Mortgage and for Other Relief (the "Complaint") as well as Defendant/Counter-Plaintiff Cheryl Davis' Counterclaim (the "Counterclaim") thereto.
2. All parties to this action not previously found to be in default have stipulated to the entry of an order quieting title in the name of Defendant/Counter-Plaintiff Cheryl Davis to certain real property located in Cook County, Illinois (the "Premises"), described more particularly as:

Lots 10 in Sheldon Heights Northwest Third Addition, a Subdivision of the West 5/8 of the East 1/2 of the Southeast 1/4 (except the South 174 feet thereof) of Section 17, Township 37 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois.

Common Address: 10707 S. Sangamon St, Chicago, Illinois.  
Permanent Index No. 25-17-424-013-0000

3. The same parties have also stipulated to the imposition of an equitable lien against the Premises in favor of Plaintiff in the amount of \$147,000.00, which is stipulated to be the fair market value of the Premises as determined by an appraisal report effective April 15, 2010.

### WHEREFORE, IT IS HEREBY ORDERED, ADJUDGED AND DECREED:

1. That certain WARRANTY DEED dated April 14, 2005 and recorded on June 7, 2005 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 0515849113 ("Warranty Deed") was not intended to be an absolute conveyance of Cheryl Davis' interest in the Premises, but in fact was security for a debt in the nature of a mortgage;
2. The Warranty Deed is therefore null and void, and shall be ignored by all individuals and entities who search and rely upon the public records concerning real estate titles, with the same force

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and effect as though the Warranty Deed were never executed and never appeared in the real estate records of Cook County, Illinois;

- 3. Subject only to the interest identified in Paragraph 4 below, legal, equitable and record title to the Premises is and remains vested in Defendant/Counter-Plaintiff Cheryl Davis legally described as follows:

Lots 10 in Sheldon Heights Northwest Third Addition, a Subdivision of the West 5/8 of the East 1/2 of the Southeast 1/4 (except the South 174 feet thereof) of Section 17, Township 37 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois.

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As to Plaintiff and its equitable lien interest in the Premises, Defendant/Counter-Plaintiff Cheryl Davis shall possess no homestead rights in the property.

- 4. Plaintiff is hereby awarded an equitable lien interest in the Premises in the original principal sum of \$147,000.00.
- 5. Defendant/Counter-Defendant Tiffany Jackson has no claim, legal or equitable, to any debt or mortgage that may have been or was created by the Warranty Deed;
- 6. A memorandum of this final judgment may be recorded in the real estate records of Cook County, Illinois.

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ENTERED:

Dated:

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