

# 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 August 26, 2008, in Case No. 08 CH 016436, entitled U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE POOLING # 40322 DIST#2006KS3 SETTLEMENT DATE 3/29/2006 vs. BAHIDAD JAVID, et al, and pursuant to which the premises hereinafter described were sold at public sale



Doc#: 1123804373 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 08/26/2011 02:14 PM Pg: 1 of 3

pursuant to notice given in compliance with 735 ILCS 5/15-1507(c) by said grantor on August 3, 2010, does hereby grant, transfer, and convey to U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

LOT 18 IN BLOCK 2 IN MITCHELL AND SCOTT'S CALIFORNIA JARVIS ADDITION TO ROGERS PARK, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 25, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

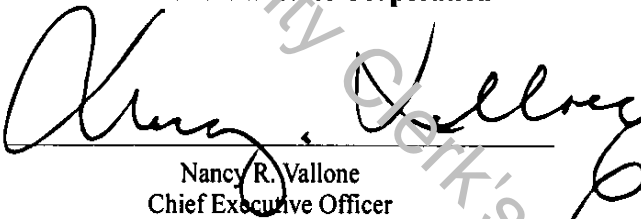
Commonly known as 7345 N. CALIFORNIA AVENUE, CHICAGO, IL 60645

Property Index No. 10-25-417-004

Grantor has caused its name to be signed to those present by its Chief Executive Officer on this 24th day of August, 2011.

The Judicial Sales Corporation

By:

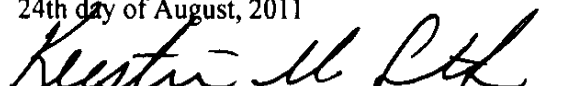
  
Nancy R. Vallone  
Chief Executive Officer

**Jodilis & Associates PC**

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

24th day of August, 2011

  
Notary Public

This Deed was prepared by August R. Butera, The Judicial Sales Corporation, One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650.

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**Judicial Sale Deed**

Exempt under provision of Paragraph L, Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

8125111                      Dine Wal  
Date                              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 08 CH 016436.

**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  
1100 Virginia Drive PO Box 5300  
Fort Washington, PA, 19034

**Contact Name and Address:**

Contact:                      Beth Borse  
  
Address:                      2711 N Haskell Avenue, #900  
                                    Dallas, TX 75204  
  
Telephone:                    214-874-2518

**Mail To:**

*Dine Wal*  
CODILIS & ASSOCIATES, P.C.  
15W030 NORTH FRONTAGE ROAD, SUITE 100  
BURR RIDGE, IL,60527  
(630) 794-5300  
Att. No. 21762  
File No. 14-08-11112

Property of Cook County Clerk's Office

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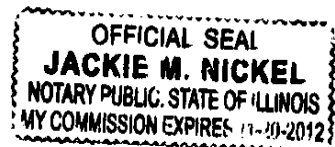
## STATEMENT BY GRANTOR AND GRANTEE

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           AUG 25 2011          , 20          

Signature:           *Don Wa*            
Grantor or Agent

Subscribed and sworn to before me  
By the said           *Don Wa*            
This           , day of           AUG 25 2011          , 20          .  
Notary Public           *Jackie M. Nickel*          



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           AUG 25 2011          , 20          

Signature:           *Don Wa*            
Grantee or Agent

Subscribed and sworn to before me  
By the said           *Don Wa*            
This           , day of           AUG 25 2011          , 20          .  
Notary Public           *Jackie M. Nickel*          



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.)