

# UNOFFICIAL COPY



Doc#: 1231901139 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/14/2012 02:53 PM Pg: 1 of 3

## 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 June 26, 2012, in Case No. 08 CH 010464, entitled HSBC MORTGAGE SERVICES, INC. vs. SHENITA T. HALE, et al, and pursuant to which the premises hereinafter described were sold at public sale pursuant to notice given in compliance with 735 ILCS 5/15-1507(c) by said grantor on

September 28, 2012, does hereby grant, transfer, and convey to **HSBC Mortgage Services Inc** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

UNIT NUMBER 405, IN THE 333 SOUTH EAST AVENUE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 8,9 AND 10 IN BALLARD'S SUBDIVISION OF BLOCK 1 (EXCEPT THE NORTH 50 FEET THEREOF) IN OGDEN AND JONES SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF THE CONDOMINIUM RECORDED AS DOCUMENT NO. 24982682, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Commonly known as 333 S. EAST AVENUE UNIT #405, OAK PARK, IL 60302

Property Index No. 16-07-414-027-1029

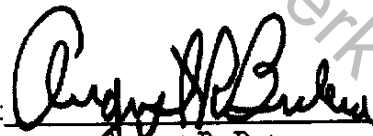
Grantor has caused its name to be signed to those present by its on this 9th day of November, 2012.

# BOX 70

Codilis & Associates, P.C.

The Judicial Sales Corporation

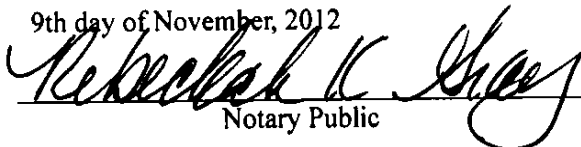
By:

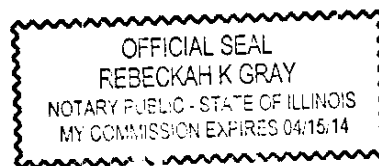
  
August R. Butera  
President

State of IL, County of COOK ss, I, Rebeckah K Gray, a Notary Public, in and for the County and State aforesaid, do hereby certify that The Judicial Sales Corporation, personally known to me to be the of The Judicial Sales Corporation, appeared before me this day in person and acknowledged that as such 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

9th day of November, 2012

  
Notary Public



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

**UNOFFICIAL COPY****Judicial Sale Deed**

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).11 113 112  
DateD. Walus  
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 010464.

## 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:

HSBC Mortgage Services Inc  
636 Grand Regency Blvd.  
Brandon, FL, 33510

## Contact Name and Address:

Contact: David Zimmerman HSBC Consumer and Mortgage Lending, Inc.  
Address: 931 Corporate Center Drive  
Pomona, CA 91768  
Telephone: 909-397-3176

## Mail To:

CODILIS & ASSOCIATES, P.C. *D. Walus*  
15W030 NORTH FRONTAGE ROAD, SUITE 100  
BURR RIDGE, IL, 60527  
(630) 794-5300  
Att. No. 21762  
File No. 14-08-07037

# UNOFFICIAL COPY


File # 14-08-07037

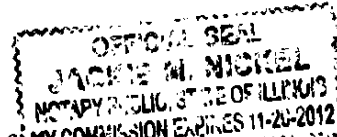
## STATEMENT BY GRANTOR AND GRANTEE

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 November 13, 2012

Signature:   
**Grantor or Agent**


Subscribed and sworn to before me  
By the said Diane Walus  
Date 11/13/2012  
Notary Public 

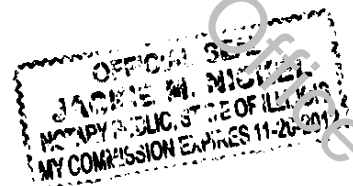


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Dated November 13, 2012

Signature:   
**Grantee or Agent**

Subscribed and sworn to before me  
By the said Diane Walus  
Date 11/13/2012  
Notary Public 



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.)