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STATE OF ILLINOIS

ATTY NO 91220

COUNTY OF COOK



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

Doc#: 1304613060 Fee: \$44.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/15/2013 03:17 PM Pg: 1 of 4

WELLS FARGO BANK, N.A.

PLAINTIFF

)
) NO. 10 CH 24911
) 6752 SOUTH RHODES AVENUE
) CHICAGO, IL 60637
) JUDGE
) Judge Rooney

VS

THOMAS THOMOS; BRIAN URBANOWSKI; FERTIG
BENJAMIN AKA BENJAMIN FERTIG; XEZ, INC;
UNKNOWN HEIRS AND LEGATEES OF THOMAS
THOMOS, IF ANY; UNKNOWN OWNERS AND NON
RECORD CLAIMANTS ;

DEFENDANTS

Judge Jean Prendergast Rooney

AUG 28 2012

Circuit Court - 2044

CONSENT JUDGMENT OF FORECLOSURE

Plaintiff, WELLS FARGO BANK, N.A., by and through its attorneys, Pierce & Associates, P.C., and in support of the entry of a Consent Judgment of Foreclosure states as follows:

Plaintiff commenced this action by filing its Complaint to Foreclose Mortgage against the Defendants, THOMAS THOMOS and UNKNOWN OWNERS AND NON RECORD CLAIMANTS. The affidavits required to make such unknown parties defendants to this action were duly filed and UNKNOWN OWNERS and NON RECORD CLAIMANTS have been duly and regularly made parties defendant to this action in the manner provided by law.

This cause now coming to be heard upon agreement of the parties for entry of a Consent Judgment of Foreclosure, and the Court being fully advised in the premises, finds as follows:

1. That all the material allegations of the Complaint are true and proven.
2. The total amount due and owing Plaintiff herein is \$ 358,506.87, including attorneys fees and costs of this suit as of August 28, 2012 .
3. Pursuant to the subject Mortgage, Plaintiff has a valid and subsisting first lien on the subject property in the amount stated above.
4. That pursuant to said mortgage it is provided that the attorneys for Plaintiff are entitled to reasonable attorney's

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fees.

5. That the sum of \$ 1,200.00 has been included in the above indebtedness for said attorney's fees as provided in the mortgage.

6. The attorneys fees requested are reasonable and said sum is hereby allowed.

7. That under the provisions of the mortgage the costs of this foreclosure are an additional indebtedness for which the Plaintiff should be reimbursed, and that such expenses are hereby allowed to the Plaintiff. The costs of this suit are \$ 1,287.00.

8. That the Mortgage described in the Complaint and hereby foreclosed appears of record in the Office of the Recorder of Deeds of Cook County, Illinois as document number 0832322074,

and

the property herein referred to is described as follows:

LOT 34 IN BLOCK 2 IN JOHNSTON AND CLEMENTS SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 22, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly Known as: 6752 SOUTH RHODES AVENUE
CHICAGO, IL 60637

Tax ID# 20-22-401-038-0000

9. That the rights and interest of all the other parties to this cause in and to the property hereinbefore described are inferior to the lien of the Plaintiff heretofore mentioned.

10. That Plaintiff specifically waives any and all rights to a personal judgment for deficiency against the mortgagor and against all persons liable for the indebtedness or other obligations secured by the mortgage.

11. That, Defendants herein, have filed with the Court their stipulation for the entry of a Consent Judgment of Foreclosure without right of redemption and vesting absolute title in the Plaintiff, as of this date, pursuant to 735 I.L.C.S. 5/15-1402.

*** NOW THEREFORE IT IS HEREBY ORDERED that absolute title to the real estate is vested absolutely in Federal Home Loan Mortgage

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Corporation and this executed order shall be deemed sufficient evidence to establish title vesting to Federal Home Loan Mortgage Corporation free and clear of all claims, liens and interests of the mortgagors and of all persons claiming by, through or under the mortgagor and of all the Defendants in this cause. ***

IT IS FURTHER ORDERED AND ADJUDGED that the Plaintiff waives any and all rights to a personal judgment for deficiency against the mortgagors, THOMAS THOMOS and against all other persons liable for the indebtedness or other obligations secured by the mortgage.

The Court hereby retains jurisdiction of the subject matter of this cause and of all the parties hereto, for the purpose of enforcing this Judgment and expressly finds that there is no reason for delaying the enforcement of this Judgment or an appeal therefrom.

DATE: 8/28/12

ENTERED: _____

JUDGE: _____

PREPARED BY:
PIERCE & ASSOCIATES
Attorneys for Plaintiff
Thirteenth Floor
1 North Dearborn
Chicago, Illinois 60602
TEL: (877) 898-7512
FAX: (312) 346-1557
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PA1015246

Grantee's Name and Address and Mail Tax Bills to:

Attention: TAX AND TITLE DEPARTMENT

Grantee: FEDERAL HOME LOAN MORTGAGE CORPORATION

Mailing Address: 8000 JONES BRANCH DRIVE, MS C1J
MCLEAN, VA 22102-3110

Tel#: 703-388-7665

3.83

10/12/2013 14:12
JUDGMENT

City of Chicago
Dept of Finance
635842



Baton 6 006 263

Real Estate
Transfer
Stamp

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