

# 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 December 11, 2012, in Case No. 12 CH 005326, entitled FEDERAL NATIONAL MORTGAGE ASSOCIATION vs. JUAN PELAYO, 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 March 13, 2013, does hereby grant, transfer, and convey to **FEDERAL NATIONAL MORTGAGE ASSOCIATION** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

Doc#: 1320504037 Fee: \$42.00  
 RHSP Fee: \$9.00 RPRF Fee: \$1.00  
 Affidavit Fee: \$2.00  
 Karen A. Yarbrough  
 Cook County Recorder of Deeds  
 Date: 07/24/2013 08:41 AM Pg: 1 of 3

hereby grant, transfer, and convey to **FEDERAL NATIONAL MORTGAGE ASSOCIATION** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

**THE EAST 30 FEET OF LOT 10 IN MONT GARDENS SUBDIVISION OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Commonly known as 6914 W. DIVERSEY AVENUE, CHICAGO, IL 60707

Property Index No. 13-30-134-026

Grantor has caused its name to be signed to those present by its Chief Executive Officer on this 28th day of June, 2013.

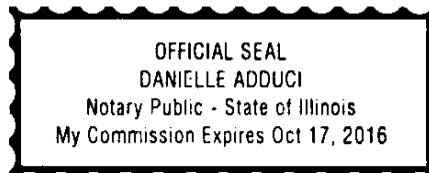
The Judicial Sales Corporation

COX 70  
 Codilis & Associates, P.C.

*Nancy R. Vallone*  
 Nancy R. Vallone  
 Chief Executive Officer

State of IL, County of COOK ss, I, Danielle Adduci, 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  
 28th day of June, 2013



*Danielle Adduci*  
 Notary Public

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

Exempt under provision of Paragraph 4, Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

7-18-13 *[Signature]*

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## Judicial Sale Deed

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 12 CH 005326.

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:

**FEDERAL NATIONAL MORTGAGE ASSOCIATION**  
PO BOX 650043  
Dallas, TX, 75265

Contact Name and Address:

Contact: James M. Tiegen  
Address: One South Wacker Dr. Suite 1400  
Chicago, IL 60606  
Telephone: 312-368-6200

Mail To:

*[Signature]*  
CODILIS & ASSOCIATES, P.C.  
15W030 NORTH FRONTAGE ROAD, SUITE 100  
BURR RIDGE, IL 60527  
(630) 794-5300

Att. No. 21762  
File No. 14-10-34691

City of Chicago  
Dept. of Finance

647891



Real Estate  
Transfer  
Stamp

\$0.00

7/16/2013 12:43

dr00198

Batch 6,778,936

# UNOFFICIAL COPY

File # 14-10-34691

## 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 July 18, 2013

Signature: *S. Muhm*

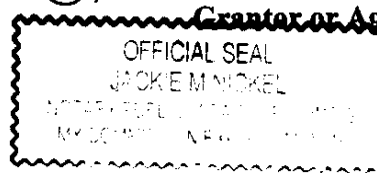
Grantor or Agent

Subscribed and sworn to before me

By the said Sarah Muhm

Date 7/18/2013

Notary Public *J. 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.

Dated July 18, 2013

Signature: *S. Muhm*

Grantee or Agent

Subscribed and sworn to before me

By the said Sarah Muhm

Date 7/18/2013

Notary Public *J. 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.)