

UNOFFICIAL COPY



1515935086

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 September 15, 2014, in Case No. 13 CH 025747, entitled BANKFINANCIAL, FSB vs. HUSSEIN R. ABOZENA, 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 December 17, 2014, does hereby grant, transfer, and convey to **BANKFINANCIAL FSB, NOT PERSONALLY BUT SOLELY AS TRUSTEE UNDER TRUST AGREEMENT DATED 3/13/2009 AND KNOWN AS TRUST NUMBER 010994**, by assignment the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

Doc#: 1515935086 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/08/2015 01:34 PM Pg: 1 of 3

UNIT 108'S' IN LAKE RUN CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF THE EAST 40 ACRES OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT 'B' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 24489033 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Commonly known as 16 E. OLD WILLOW ROAD UNIT #108S, PROSPECT HEIGHTS, IL 60070

Property Index No. 03-24-100-037-1009

Grantor has caused its name to be signed to those present by its President and CEO on this 29th day of May, 2015.

BOX 70

Codilis & Associates, P.C.

The Judicial Sales Corporation

By: _____

Nancy R. Vallone

President and Chief Executive Officer

UNOFFICIAL COPY**Judicial Sale Deed**

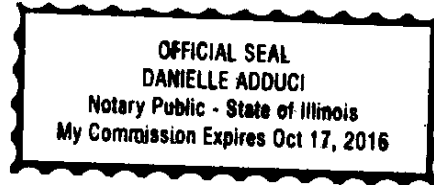
State of IL, County of COOK ss, I, Danielle Adduci, a Notary Public, in and for the County and State aforesaid, do hereby certify that Nancy R. Vallone, personally known to me to be the President and CEO of The Judicial Sales Corporation, appeared before me this day in person and acknowledged that as such President and CEO 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

29th day of May, 2015

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 6, Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

6-2-15
Date

Michelle R. Rattledge
Buyer, Seller or Representative

Michelle R. Rattledge
ARDC # 6281560

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 13 CH 025747.

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:

BANKFINANCIAL FSB, NOT PERSONALLY BUT SOLELY AS TRUSTEE UNDER TRUST AGREEMENT DATED 3/13/2009 AND KNOWN AS TRUST NUMBER 010994, by assignment
15W060 NORTH FRONTAGE ROAD
Burr Ridge, IL, 60527

Contact Name and Address:

Contact: CHRIS PELLEGINI
Address: 15W060 NORTH FRONTAGE ROAD
Burr Ridge, IL 60527
Telephone: 630-242-7058

Mail To:

M. Moses
CODILIS & ASSOCIATES, P.C.
Matthew Moses, ARDC #6278082
15W030 NORTH FRONTAGE ROAD, SUITE 100
BURR RIDGE, IL, 60527
(630) 794-5300
Att. No. 21762
File No. 14-13-29769

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File # 14-13-29769

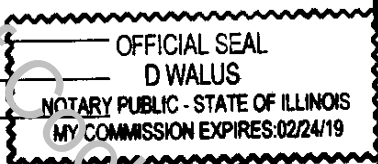
STATEMENT BY GRANTOR AND GRANTEE

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 June 2, 2015

Signature: *M. Rattledge*
Grantor or Agent

Subscribed and sworn to before me
By the said Agent
Date 6/2/2015
Notary Public *JM*



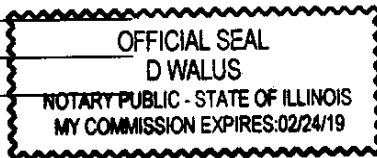
Michelle R. Rattledge
ARDC # 6281560

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 June 2, 2015

Signature: *M. Rattledge*
Grantee or Agent

Subscribed and sworn to before me
By the said Agent
Date 6/2/2015
Notary Public *JM*



Michelle R. Rattledge
ARDC # 6281560

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.)