

# UNOFFICIAL COPY

## JUDICIAL SALE DEED

THE GRANTOR, INTERCOUNTY JUDICIAL SALES CORPORATION, an Illinois Corporation, pursuant to and under the authority conferred by the provisions of a Judgment of Foreclosure and Sale and an Order Appointing Selling Officer entered by the Circuit Court of Cook County, Illinois on March 4, 2015 in Case No. 13 CH 5202 entitled First Midwest Bank vs. David C. Beechy and pursuant to which the mortgaged real estate hereinafter described was sold at public sale by said grantor on May 20, 2015, does hereby grant, transfer and convey to Synergy Property Holdings, LLC the following described real estate situated in the County of Cook, State of Illinois, to have and to hold forever:



Doc#: 1524022089 Fee: \$42.00  
 RHSP Fee: \$9.00 RPRF Fee: \$1.00  
 Affidavit Fee: \$2.00  
 Karen A. Yarbrough  
 Cook County Recorder of Deeds  
 Date: 08/28/2015 03:11 PM Pg: 1 of 3

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its President, and attested to by its Secretary, this August 27, 2015.  
 INTERCOUNTY JUDICIAL SALES CORPORATION

Attest *Frederick S. Lappe*  
 Secretary

*Andrew D. Schusteff*  
 President

State of Illinois, County of Cook ss, This instrument was acknowledged before me on August 27, 2015 by Andrew D. Schusteff as President and Frederick S. Lappe as Secretary of Intercounty Judicial Sales Corporation.



*David J. [Signature]*  
 Notary Public

Prepared by A. Schusteff, 120 W. Madison St. Chicago, IL 60602.

Exempt from tax under 35 ILCS 200/31-45(1) *Quinn Boyd* August 27, 2015  
*Quinn Boyd*

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Rider attached to and made a part of a Judicial Sale Deed dated August 27, 2015 from INTERCOUNTY JUDICIAL SALES CORPORATION to Synergy Property Holdings, LLC and executed pursuant to orders entered in Case No. 13 CH 5202.

UNITS 2SW, 2SE, 2NW, 2NE, 3SW, 3NW, 3NE, RF AND RR IN BEECHWOOD OAKS CONDOMINIUM TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED DECEMBER 13, 2007 AS DOCUMENT 0734760084 OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 4 (EXCEPT THAT PART THEREOF LYING NORTH OF A LINE WHICH IS DRAWN FROM A POINT ON THE WEST LINE 22.6 FEET SOUTH OF THE NORTHWEST CORNER THEREOF TO A POINT ON THE EAST LINE WHICH IS 24 FEET SOUTH OF THE NORTHEAST CORNER THEREOF) AND LOT S (EXCEPT THAT PART THEREOF LYING NORTH OF A LINE WHICH IS DRAWN FROM A POINT ON THE WEST LINE 21.2 FEET SOUTH OF THE NORTHWEST CORNER THEREOF TO A POINT ON THE EAST LINE WHICH IS 22.6 FEET SOUTH OF THE NORTHEAST CORNER THEREOF) ALL IN BLOCK 2 IN OAK FOREST HILLS, BEING A SUBDIVISION OF THAT PART OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTHWESTERLY OF THE RIGHT OF WAY OF THE CHICAGO ROCK ISLAND AND PACIFIC RAILWAY COMPANY, IN COOK COUNTY, ILLINOIS. P-3NW, P-3NE AND STORAGE ROOM NO. S-2SW, S-2SE, S-2NW, S-2NE, S-3SW, S-3NW, S-3NE, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM WITH NO SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

Commonly known as 5119-23 W. 159th Street; Oak Forest, IL 60452

P.I.N. 28-21-200-040-1001; 28-21-200-040-1002; 28-21-200-040-1003; 28-21-200-040-1004; 28-21-200-040-1005; 28-21-200-040-1007; 28-21-200-040-1008; 28-21-200-040-1009; AND 28-21-200-040-1010

#### Grantee's Contact Information:

#### RETURN TO:

Erica N. Byrd  
Garfield & Merel, Ltd.  
180 N. Stetson Ave., #1300  
Chicago, IL 60601

#### MAIL TAX BILLS TO:

Synergy Property Holdings, LLC  
Amanda Graser  
One Pierce Place, Ste. 1500  
Itasca, IL 60143

# 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 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 and hold title to real estate under the laws of the State of Illinois.

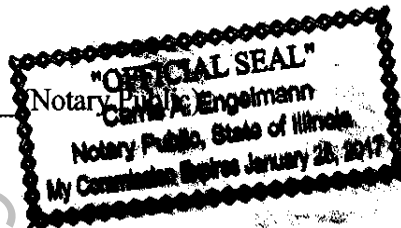
Dated: August 28, 2015

Signature: *Cecilia Byrd* (Agent)

Subscribed and sworn to before me by the

said Agent this August 28, 2015

*[Handwritten signature]*



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 and hold title to real estate under the laws of the State of Illinois.

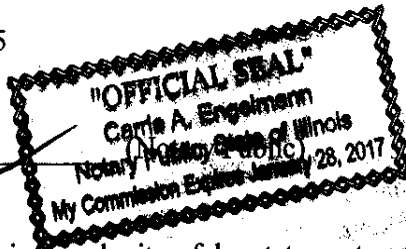
Dated: August 28, 2015

Signature: *Cecilia Byrd* (Agent)

Subscribed and sworn to before me by the

said Agent this August 28, 2015

*[Handwritten signature]*



NOTE: Any person who knowingly submits a false statement concerning the identity of a 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.]