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2011-03687-2

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Doc#: 1525146070 Fee: \$58.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/08/2015 09:30 AM Pg: 1 of 6

SHERIFF'S DEED

Dec ID 20150901623594
ST/CO Stamp 0-400-439-168
City Stamp 1-549-350-784

THE GRANTOR, **SHERIFF OF COOK COUNTY, ILLINOIS**, pursuant to and under the authority conferred by the provisions of a Judgment of Foreclosure and Sale entered by the Circuit Court of Cook County, Illinois on February 24, 2015 in Case No. 12 CH 28605 entitled The Bank of New York Mellon, f/k/a The Bank of New York, as successor-in-interest to JPMorgan Chase Bank, N.A., as Trustee for Bear Stearns Asset Backed Securities Trust 2005-SD4, Mortgage Pass-Through Certificates, Series 2005-SD4 v. Unknown heirs and Legatees of Germaine Banks et al., and pursuant to which the mortgaged real estate hereinafter described was sold at public sale by said Grantor on May 27, 2015, does hereby grant, transfer and convey to The Bank of New York Mellon, f/k/a The Bank of New York, as successor-in-interest to JPMorgan Chase Bank, N.A., as Trustee for Bear Stearns Asset Backed Securities Trust 2005-SD4, Mortgage Pass-Through Certificates, Series 2005-SD4, the following described real estate situated in Cook County, State of Illinois, to have and to hold forever:

Legal: LOT 28 IN BLOCK 31 IN COTTAGE GROVE HEIGHTS ADDITION, BEING A SUBDIVISION OF PART OF THE NORTH 1/2 OF SECTION 11, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 9550 South Greenwood Avenue Chicago, IL 60628
P.I.N.: 25-11-102-049-0000

Dated this 24th day of August, 2015

Joshua Thomas #11024
Cook County, Illinois

State of Illinois)
County of Cook) ss

(SEAL)

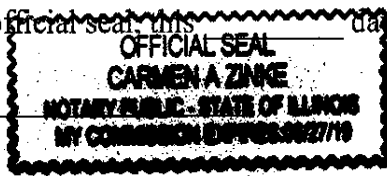
PREMIER TITLE

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I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY THAT Joshua Thomas personally known to me to be the same person whose name as Sheriff of Cook County is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged he/she signed, delivered the said instrument as his/her free and voluntary act as such for the uses and purposes therein set forth.

Given under my hand and official seal, this day of AUG 24 2015, 20 .

Commission expires



Carmen A. Zinke
Notary Public

This deed shall be exempt from transfer tax as a transfer to holder of the mortgage pursuant to foreclosure proceeding, 35 Ill. Comp. Stat. 200/31-45(L).

8/26/15
Date Buyer, Seller or Representative

Send tax bill to: The Bank of New York Mellon, f/k/a The Bank of New York, as successor-in-interest to JPMorgan Chase Bank, N.A., as Trustee for Bear Stearns Asset Backed Securities Trust 2005-SD4, Mortgage Pass-Through Certificates, Series 2005-SD4
3815 South West Temple
Salt Lake City, Utah 84115

No/City/Village Municipal Exempt Stamp or Fee required per the attached Certificate Court Order marked Exhibit H .

Prepared by: Steven Lindberg, 1771 W. Diehl Rd, Suite 120, Naperville, IL 60563

~~1771 W. Diehl Rd~~ Anselmo Lindberg Oliver LLC, 1771 W. Diehl Rd., Suite 120, Naperville, IL 60563.

R412

Grantee Name and Address: **Mandy Bowen**
3815 S. West Temple
Salt Lake City Utah 84115
888-349-8964

Mail to:
PREMIER TITLE
1350 W. NORTHWEST HWY
ARLINGTON HEIGHTS, IL 60004
847-255-7100

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

The Bank of New York Mellon, f/k/a The Bank of New York, as successor-in-interest to JPMorgan Chase Bank, N.A., as Trustee for Bear Stearns Asset Backed Securities Trust 2005-SD4, Mortgage Pass-Through Certificates, Series 2005-SD4

Plaintiff,

vs.

Unknown heirs and Legatees of Germaine Banks; Palisades Collection LLC; Nyron Banks; Nijja Banks aka Nijja Banks; Picard Irvin Special Representative; Unknown Owners and Non-Record Claimants

Defendants.

CASE NO. 12 CH 28605
Property Address: 9550 South Greenwood Avenue Chicago, IL 60628

Mullen Calendar 60

ORDER APPROVING REPORT OF SALE AND DISTRIBUTION, CONFIRMING SALE AND ORDER OF POSSESSION

THIS CAUSE comes to be heard on Plaintiff, The Bank of New York Mellon, f/k/a The Bank of New York, as successor-in-interest to JPMorgan Chase Bank, N.A., as Trustee for Bear Stearns Asset Backed Securities Trust 2005-SD4, Mortgage Pass-Through Certificates, Series 2005-SD4, motion for the entry of an Order Approving the Report of Sale and Distribution, confirming the sale of the premises, which are the subject of the matter captioned above described as:

SEE ATTACHED

Common Address: 9550 South Greenwood Avenue Chicago, IL 60628

P.I.N.: 25-11-102-049-0000

Due notice of said motion having been given, the Court having examined said report and being fully advised in the premises, FINDS:

The real property was last inspected by movant, its insurers, investors, or agent on May 27, 2015.

The real property that is the subject matter of the instant proceeding is a Single-Family Residence.

That all notices required by 735 ILCS 5/15-1507(c) were given;

That said sale was fairly and properly made;

That the said sale has in every respect proceeded in accordance with the terms of this Court's Judgment and

That justice was done.

IT IS THEREFORE ORDERED:

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That the sale of the premises involved herein and the Report of Sale and Distribution are hereby approved, ratified and confirmed;

That the proceeds of the sale be distributed in accordance with the Report of Sale and Distribution;

That the Plaintiff have and recover an IN REM deficiency judgment against the property in the sum of \$95001.38 and that execution issue thereof.

That the Mortgagee's fees and costs arising between the entry of the Judgment of Foreclosure and Sale and the date of sale are approved;

A Deed shall be issued by the Officer conducting this sale immediately following entry of this Order and after full payment of the bid amount, to the holder of the Certificate of Sale or its assigns, conveying title pursuant to 735 ILCS 5/15-1509;

IT IS FURTHER ORDERED that the Deed to be issued hereunder is a transaction that is exempt from all transfer taxes or fees for stamps, 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. No transfer stamp or exemption stamp shall be required before, at or after the time the deed issued hereunder is recorded.

The holder of the Certificate of Sale and Deed, or assignee thereof, shall be entitled to possession of the subject premises no sooner than 30 days from the entry of this Order, without further Order of Court, as provided in 735 ILCS 5/15-1701;

That 735 ILCS 5-9-117 of the Illinois Code of Civil Procedure is not applicable to this Order;

The Sheriff of Cook County is directed to place the holder of the Certificate of Sale, or assignee thereof, in possession of the premises commonly known as:

9550 South Greenwood Avenue Chicago, IL 60628

That the Sheriff is further ordered to evict Unknown heirs and Legatees of Germaine Banks; Nyron Banks; Nijja Banks aka Nilja Banks, now in possession of the premises commonly known as:

9550 South Greenwood Avenue Chicago, IL 60628

A copy of this order shall be sent via regular mail to all defendants within seven days.

That the Municipality or County may contact the below with concerns about the real estate.

Mandy Bowen
3815 S. West Temple
Salt Lake City, UT 84115
888-349-8964

Judge Fred or Lyle M. Lyle
AUG 11 2015
Circuit Court - 2064

DATE: _____
ENTER: _____
[Handwritten Signature]

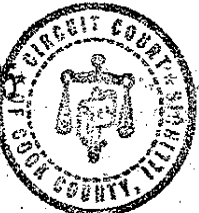
ANSELMO LINDBERG OLIVER LLC
1771 W. Diehl Rd., Ste 120
Naperville, IL 60563-4947
630-453-6960 866-402-8661
630-428-4620 (fax)
Attorney No. Cook 58852, DuPage 293191, Kane 031-26104,
Peoria 1794, Winnebago 3802, IL 03126232

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Property of Cook County Clerk's Office

I hereby certify that the document to which this certification is affixed is a true copy.

Date **DOBOTHY BROWNE** AUG 21 2011
DOBOTHY BROWNE
Dorothy Browne
Clerk of the Circuit Court
of Cook County, IL



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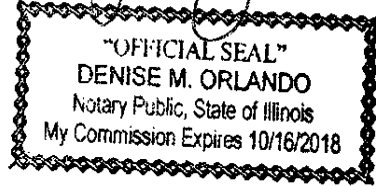
STATEMENT BY GRANTOR AND GRANTEE

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

Dated August 16, 2015

Signature: *Stephano Lopez*
Grantor or Agent

Subscribed and sworn to before me
By the said _____
This 16 day of August, 2015
Notary Public *Denise M. Orlando*



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.

Date August 16, 2015

Signature: *Stephano Lopez*
Grantee or Agent

Subscribed and sworn to before me
By the said _____
This 16 day of August, 2015
Notary Public *Denise M. Orlando*

