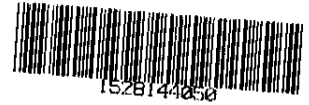


# UNOFFICIAL COPY

## ORDER FOR DEFAULT JUDGMENT

Document Number	Title of Document
Webster Bank, N.A. Plaintiff,	Case No. 14 L 007998
VS. Lavetta Beauzile Defendant.	



Doc#: 1528144050 Fee: \$68.00  
RHSP Fee: \$9.00 HPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/08/2015 03:35 PM Pg: 1 of 4

Reco.

Name and Return Address:  
J Peterman Legal Group Ltd.  
165 Bishops Way, Suite 100  
Brookfield, WI 53005  
Webster Bank vs. Lavetta Beauzile

15-14-314-002-0000

(Parcel Identification Number)

LOT 8 (EXCEPT THE NORTH 50.62 FEET MEASURED ON THE WEST LINE, THE NORTH 50.62 FEET MEASURED ON THE EAST LINE AND THE SOUTH 50.65 FEET MEASURED ON THE WEST LINE) IN BLOCK 7 IN STANNARD'S FIRST ADDITION TO MAYWOOD, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 14, TOWNSHIP 39 NORTH, RANGE 12, LYING EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 1907 S. 3rd Avenue, Maywood, IL 60153

Prepared By: Diana Rdzanek, Attorney at Law

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

Wilmington Savings Fund Society, FSB, Not  
Its Individual Capacity But Solely As Trustee  
Of the Primestar-H Fund I Trust,

Plaintiff,

v.

Roxanne Summers; Greenfield of Richton Park  
Single Family Homes Association; Greenfield  
Subdivision Homeowners Association;  
Greenfield Community Association;  
UNKNOWN OWNERS; NON-RECORD  
CLAIMANTS; and UNKNOWN TENANTS  
AND OCCUPANTS,

Defendants.

CASE No. 13 CH 10796

23004 Eastwind Drive  
Richton Park, IL 60471

JUDGE: Anthony C. Kyriakopoulos

CALENDAR NO. 63

**CONSENT JUDGMENT PURSUANT TO 735 ILCS 5/15-1402**

THIS CAUSE coming on to be heard on Motion of the parties for the entry of a Consent Judgment of Foreclosure pursuant to 735 ILCS 5/15-1402, the defendant Roxanne Summers (herein "Defendant") having expressly consented to said judgment and the Court finding as follows:

1. That the mortgage Defendant has expressly consented to the entry of this Consent Judgment of Foreclosure.
2. That the effect of said judgment by consent will satisfy the mortgage indebtedness and vest absolute title to the mortgaged real estate known as 23004 EASTWIND DRIVE, RICHTON PARK, IL 60471 to WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF THE PRIMESTAR-H FUND I TRUST, free and clear of all claims and liens and interests of the mortgagor including all rights of reinstatement and redemption and the rights of all other persons made parties to the foreclosure whose interests are subordinate to that of plaintiff.
3. That plaintiff has waived any and all rights to a personal deficiency judgment against the mortgagor.
4. That said offer for the entry of a consent judgment of foreclosure has been made by motion and notice to all parties.
5. That no other party to this action has filed an objection within the time period stated in said Motion, namely 28 days from the service of said Motion upon all parties. If no other parties are named Defendants in this action, this paragraph shall not be applicable.
6. That notice has been given to all parties who have not previously been found in default for failure to appear, answer or otherwise plead.
7. That no party has objected to the entry of this Consent Judgment of Foreclosure.

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- 8. That the entry of this Consent Judgment of Foreclosure shall constitute a bar against the Plaintiff from obtaining a personal deficiency judgment against the mortgagor or any other persons liable for the mortgage indebtedness.
- 9. That the parties have agreed that the Defendants, who are in possession of the subject Property, shall immediately tender possession of the property.

IT IS HEREBY ORDERED that Plaintiff shall be entitled to immediate possession of the subject Property.

IT IS FURTHER ORDERED that Judgment of Foreclosure by Consent pursuant to 735 ILCS 5/15-1402 is hereby entered in favor of the Plaintiff WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF THE PRIMESTAR-H FUND I TRUST.

IT IS FURTHER ORDERED that by entry of this judgment, absolute title to the property known as 23004 EASTWIND DRIVE, RICHTON PARK, IL 60471 is hereby vested in the name of WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF THE PRIMESTAR-H FUND I TRUST as grantee to the property legally described as follows:

**LEGAL DESCRIPTION:**

Lot 104 in Greenfield P.U.D., Phase 3, being a Subdivision of part of the Southwest 1/4 of Section 33, Township 35 North, Range 13, East of the Third Principal Meridian, according to the Plat thereof recorded May 26, 2000, as Document Number 00385841, in Cook County, Illinois. ALSO DESCRIBED AS: Lot 104 in Greenfield P.U.D., Phase 3, being a Subdivision of part of the Southwest 1/4 of Section 33, Township 35 North, Range 13, East of the Third Principal Meridian, according to the Plat thereof recorded March 23, 1999, as Document No. 99279899, in Cook County, Illinois.


Commonly known as 23004 EASTWIND DRIVE, RICHTON PARK, IL 60471

Permanent Index No.: 31-33-309-027-0000

IT IS FURTHER ORDERED that a certified copy of this judgment shall be recorded with the Recorder of Deeds of Cook County for the purpose of conveying clear and absolute title to grantee, WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF THE PRIMESTAR-H FUND I TRUST.

Dated: \_\_\_\_\_

ENTER:

  
JUDGE Bridget A. Mitchell

J Peterman Legal Group Ltd.  
165 Bishops Way, Suite 100  
Brookfield, WI 53005  
(847) 464-8089

JUL 09 2015  
Circuit Court - 2133

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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 DOROTHY BROWN OCT 0 8 2015

Dorothy Brown  
Clerk of the Circuit Court  
of Cook County, IL

