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Doc#: 1531344014 Fee: \$44.00  
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Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 11/09/2015 10:43 AM Pg: 1 of 4

## Recording Cover Page

### ORDER APPROVING SALE

Address: 3052 EAST 97TH STREET, CHICAGO, IL 60617  
Pin: 26-06-426-032-0000  
PA: 10-06325

This Document Prepared By:  
PIERCE & ASSOCIATES  
Return To: Terry Griffin  
1 North Dearborn  
Thirteenth Floor  
Chicago, Illinois 60602

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

BAYVIEW LOAN SERVICING LLC

Plaintiff,

-v.-

WILLIE ROSS A/K/A WILLIE D. ROSS

Defendants

10 CH 18654  
3052 EAST 97TH STREET  
CHICAGO, IL 60617

Calendar #62 JUDGE D. BRENNAN

ORDER APPROVING REPORT OF SALE AND DISTRIBUTION, CONFIRMING SALE AND ORDER OF POSSESSION, ORDER FINDING PERSONAL DEFICIENCY

This cause comes to be heard on Plaintiff's 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 and described as:

LOT 28 IN BLOCK 137 IN SOUTH CHICAGO SUBDIVISION MADE BY THE CALUMET AND CHICAGO CANAL AND DOCK CO. OF ALL THAT PART OF SECTION 6 OF THE I.B.L. SOUTHWEST OF THE PITTSBURGH FORT WAYNE AND CHICAGO R.R. AND WEST OF THE CALUMET RIVER (EXCEPT THE LAND BELONGING TO THE NORTH WESTERN FERTILIZING CO.) ALSO THE NORTHEAST FRACTIONAL 1/2 AND THE EAST 2/3 OF THE NORTHWEST FRACTIONAL 1/4 OF FRACTIONAL SECTION 7, TOWNSHIP 37 NORTH, RANGE 15 NORTH OF THE I.B.L., ALL IN TOWNSHIP 37 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 3052 EAST 97TH STREET, CHICAGO, IL 60617

Property Index No. 26-06-426-032-0000.

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

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

That said sale was fairly and properly made;

That the Judicial Sales Corporation, hereinafter "selling officer," has in every respect proceeded in accordance with the terms of this Court's Judgment; and

That justice was done.

IT IS FURTHER ORDERED:

That the real property that is the subject matter of the instant proceeding is a occupied single family unit;

That the real property described herein was last inspected by movants, its insurers, investors, or agents on January 14, 2015

IT IS THEREFORE ORDERED:

That the sale of the premises involved herein and the Report of Sale and Distribution filed by the Selling Officer 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 Mortgagee's fees and costs arising between the entry of the Judgment of Foreclosure and Sale and the date of sale are approved;

That there shall be a personal deficiency judgment entered in the sum of \$187,400.25 with interest thereon as by statute provided,

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## Order Approving Report of Sale

against: WILLIE ROSS A/K/A WILLIE D. ROSS

That The Special Right to Redeem, if applicable, pursuant to 735 ILCS 5/15-1604, shall expire 30 days after entry of this Order; and 735 ILCS 5/9-117 is not applicable to this order entered pursuant to Article 15 (IMFL).

That upon request by the successful bidder, BAYVIEW LOAN SERVICING LLC, or assignee and provided that all required payments have been made pursuant to 735 ILCS 5/15-1509, the Selling Officer shall execute and deliver to the successful bidder including any insurers, investors, and agents of Plaintiff, a deed sufficient to convey title.

Municipality or County may contact the below with concerns about the real property:

Grantee or Mortgagee:	BAYVIEW LOAN SERVICING LLC
Contact:	SHARI KEARLY- M & T BAYVIEW BANK
Address:	1 FOUNTAIN PLAZA 4TH FLOOR
	BUFFALO, NY 14203
Telephone Number:	(716) 848-2713

**IT IS FURTHER ORDERED:**

That upon request by the successful bidder, BAYVIEW LOAN SERVICING LLC, or assignee is entitled to and shall have possession of the premises as of a date 30 days after entry of this Order, without further Order of Court, as provided in 735 ILCS 5/15 - 1701;

That the Sheriff of Cook County is directed to evict and dispossess WILLIE ROSS A/K/A WILLIE D. ROSS from the premises commonly known as 3052 EAST 97TH STREET, CHICAGO, IL, 60617

That the Sheriff cannot evict until 30 days after the entry of this order.

No occupants other than the individuals named in this Order of Possession may be evicted without a Supplemental Order of Possession or an order from the Forcible Entry and Detainer Court

That the Movant shall mail a copy of this Order within seven (7) days to the last known address of the Mortgagor;

IT IS FURTHER ORDERED that the Deed to be issued hereunder 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 recording of the Deed issued hereunder without affixing any transfer stamps.

Date: \_\_\_\_\_

ENTER:

\_\_\_\_\_

Judge

PIERCE & ASSOCIATES  
 One North Dearborn Street Suite 1300  
 CHICAGO, IL 60602  
 (312) 476-5500  
 Attorney File No. PA1006325  
 Attorney Code. 91220  
 Case Number: 10 CH 18654  
 TJSC#: 35-297

Judge Patrick Brennan  
 JUL 01 2015  
 Circuit Court 1932

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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.

**DOROTHY BROWN NOV 03 2015**

Date \_\_\_\_\_

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

