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Doc#: 1535744029 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 12/23/2015 11:29 AM Pg: 1 of 3

# Recording Cover Page

**ORDER APPROVING SALE**

**Address: 2804 WEST 83RD PLACE, CHICAGO, IL 60652**  
**Pin: 19-36-323-027-0000**  
**PA: 11-16957**

**This Document Prepared By:**  
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**Chicago, Illinois 60602**

REVIEWER 

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

HSBC BANK USA, NATIONAL ASSOCIATION AS  
TRUSTEE FOR WELLS FARGO ASSET SECURITIES  
CORPORATION, MORTGAGE PASS-THROUGH  
CERTIFICATES, SERIES 2006-18

Plaintiff,

-v.-

WILLIAM T. JOHNSON

Defendant

11 CH 30967  
2804 WEST 83RD PLACE  
CHICAGO, IL 60652

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 27 IN HARRY M. QUINN'S BEVERLY ADDITION, BEING A SUBDIVISION IN THE EAST 1/2 OF THE  
SOUTHWEST 1/4 OF SECTION 36, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN,  
IN COOK COUNTY, ILLINOIS.

Commonly known as 2804 WEST 83RD PLACE, CHICAGO, IL 60652

Property Index No. 19-36-323-027-0000.

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 home;

That the real property described herein was last inspected by movants, its insurers, investors, or agents on August 22, 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:

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Order Approving Report of Sale

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 \$237,629.30 with interest thereon as by statute provided, against: WILLIAM T. JOHNSON,

735 ILCS 5/9-117 is not applicable to this order entered pursuant to Article 15 (IMFL).

That upon request by the successful bidder, HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR WELLS FARGO ASSET SECURITIES CORPORATION, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-18, 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: WELLS FARGO BANK, NA  
Contact: DREW HOHENSEE  
Address: 1 HOME CAMPUS  
OF S MOINES, IA 50328  
Telephone Number: (414) 214-9270

**IT IS FURTHER ORDERED:**

That upon request by the successful bidder, HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR WELLS FARGO ASSET SECURITIES CORPORATION, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-18, 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 WILLIAM T. JOHNSON from the premises commonly known as 2804 WEST 83RD PLACE, CHICAGO, IL, 60652

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 recordation of the Deed issued hereunder without affixing any transfer stamps.

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

ENTER:

  
\_\_\_\_\_  
Judge  
DEC 14 2015  
Circuit Court 1932

PIERCE & ASSOCIATES  
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Attorney Code. 91220  
Case Number: 11 CH 30967  
TJSC#: 35-9127