

# UNOFFICIAL COPY

File No. PA1407784

## JUDICIAL SALE DEED



Doc#: 1600744014 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 01/07/2016 11:24 AM Pg: 1 of 3

THE GRANTOR, The Judicial Sales Corporation, an Illinois Corporation, pursuant to and under the authority conferred by the provisions of an Order Appointing Selling Officer and a Judgment entered by the Circuit Court of Cook County, Illinois, on July 28, 2015, in Case No. 14 CH 18066, entitled CHAMPION MORTGAGE COMPANY vs. LEBRENDA JAMES

GAINES A/K/A LEBRENDE JAMES, et al, and pursuant to which the premises hereinafter described were sold at public sale pursuant to notice given in compliance with 735 ILCS 5/15-1507(c) by said grantor on October 7, 2015, does hereby grant, transfer, and convey to **CHAMPION MORTGAGE COMPANY** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

**LOT FORTY (40) IN BLOCK ELEVEN (11) IN COTTAGE GROVE HEIGHTS, BEING A SUBDIVISION OF PARTS OF THE NORTH HALF (N1/2) OF SECTION 10 AND SECTION 11, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Commonly known as 9800 SOUTH DOBSON AVENUE, CHICAGO, IL 60628

Property Index No. 25-11-122-021-0000

Grantor has caused its name to be signed to those present by its President and CEO on this 30th day of November, 2015.

**The Judicial Sales Corporation**

By:

Nancy R. Vallone

President and Chief Executive Officer

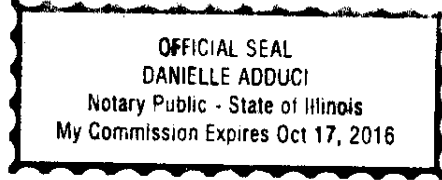
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Judicial Sale Deed

State of IL, County of COOK ss, I, Danielle Adduci, a Notary Public, in and for the County and State aforesaid, do hereby certify that Nancy R. Vallone, personally known to me to be the President and CEO of The Judicial Sales Corporation, appeared before me this day in person and acknowledged that as such President and CEO he/she signed and delivered the said Deed pursuant to authority given by the Board of Directors of said corporation, as his/her free and voluntary act, and as the free and voluntary act and Deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and seal on this  
30th day of November, 2015

  
\_\_\_\_\_  
Notary Public



This Deed was prepared by August R. Butera, The Judicial Sales Corporation, One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650.

Exempt under provision of Paragraph 6, Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

1/06/16  
Date

Keena Walker  
Buyer, Seller or Representative

Grantor's Name and Address:

**THE JUDICIAL SALES CORPORATION**  
One South Wacker Drive, 24th Floor  
Chicago, Illinois 60606-4650  
(312)236-SALE

Grantee's Name and Address and mail tax bills to:

Attention: Champion Mortgage LLC

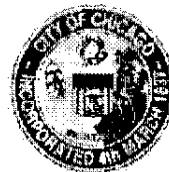
Grantee: CHAMPION MORTGAGE COMPANY  
Mailing Address: P.O. Box 619081  
Dallas, TX 75261

Telephone: \_\_\_\_\_

Mail To:

PIERCE & ASSOCIATES  
One North Dearborn Street Suite 1300  
CHICAGO, IL, 60602  
(312) 476-5500  
Att. No. 91220  
File No. PA1407784

City of Chicago  
Dept of Finance  
**699397**



Real Estate  
Transfer  
Stamp  
**\$0.00**

12/30/2015 11:04  
25987

Batch 11,016,576

# UNOFFICIAL COPY

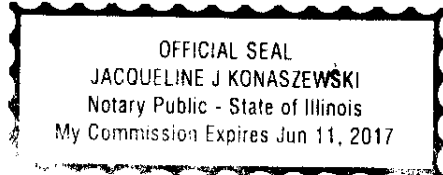
## STATEMENT BY GRANTOR AND GRANTEE

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          January 4, 2016

Signature: Keena Walker  
**Grantor or Agent**

Subscribed and sworn to before me  
By the said          Agent  
This 4, day of January, 2016  
Notary Public Jacqueline J. Konaszewski

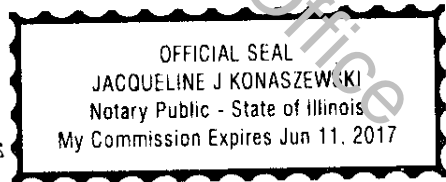


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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          January 4, 2016

Signature: Keena Walker  
**Grantee or Agent**

Subscribed and sworn to before me  
By the said          Agent  
This 4, day of January, 2016  
Notary Public Jacqueline J. Konaszewski



**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.)