

# UNOFFICIAL COPY



1603418040

## JUDICIAL SALE DEED

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 September 1, 2015, in Case No. 15 CH 005633, entitled CITIMORTGAGE, INC. vs. DAVID W. KOSIR, et al, and pursuant to which the premises hereinafter described

Doc#: 1603418040 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/03/2016 01:01 PM Pg: 1 of 3

were sold at public sale pursuant to notice given in compliance with 735 ILCS 5/15-1507(c) by said grantor on December 3, 2015, does hereby grant, transfer, and convey to **FEDERAL NATIONAL MORTGAGE ASSOCIATION**, by assignment the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

PARCEL 1: UNIT 8716-3S SOUTH IN THE SKYLA CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOT 38, EXCEPT THAT PART DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF LOT 38 AFORESAID; THENCE WEST ON THE NORTH LINE THEREOF, 21.30 FEET; THENCE SOUTHEASTERLY TO THE SOUTH LINE OF LOT 38 AFORESAID, 15.24 FEET WEST OF THE SOUTHEAST CORNER THEREOF; THENCE EAST TO SAID SOUTHEAST CORNER; THENCE NORTH ON THE EAST LINE OF LOT 38 AFORESAID, TO THE PLACE OF BEGINNING IN FRANK DELUGACHS 87TH STREET ACRES BEING A SUBDIVISION OF THE NORTH 25 ACRES OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 18, 2005 AS DOCUMENT NO. 0507719011, AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS. PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NUMBERS PS7 AND PS8 LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID.

Commonly known as 8716 S. ROBERTS ROAD UNIT #3S, HICKORY HILLS, IL 60457

Property Index No. 23-02-207-025-1013

Grantor has caused its name to be signed to those present by its President and CEO on this 29th day of January, 2016.

The Judicial Sales Corporation

**BOX 70**

Codilis & Associates, P.C.

By:

Nancy R. Vallone

President and Chief Executive Officer

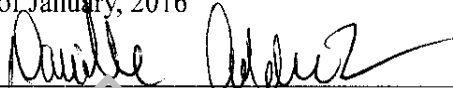
CCRD REVIEWER

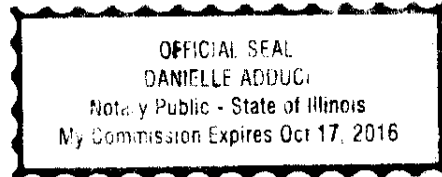
**UNOFFICIAL COPY****Judicial Sale Deed**

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

29th day of January, 2016

  
 \_\_\_\_\_  
 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 L Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

2-2-16

Date



Buyer, Seller or Representative

Michelle R. Rattledge  
 ARDC # 6281560

This Deed 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, pursuant to court order in Case Number 15 CH 005633.

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:

FEDERAL NATIONAL MORTGAGE ASSOCIATION, by assignment

P.O. Box 650043

Dallas, TX, 75265-0043

Contact Name and Address:

Contact: FEDERAL NATIONAL MORTGAGE ASSOCIATION c/o James Tiegen

Address: One South Wacker Dr. Suite 1400  
 Chicago, IL 60606

Telephone: 312-368-6200

Mail To:

M. Moses

CODILIS & ASSOCIATES, P.C.

Matthew Moses, ARDC #6278082

15W030 NORTH FRONTAGE ROAD, SUITE 100

BURR RIDGE, IL, 60527

(630) 794-5300

Att. No. 21762

File No. 14-15-05492

# UNOFFICIAL COPY

File # 14-15-05492

## 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 of Assignment of Beneficial Interest in 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 February 2, 2016

Signature: *M Rattledge*  
Grantor or Agent

Subscribed and sworn to before me  
By the said Agent  
Date 2/2/2016  
Notary Public *Nathan Beauchamp*



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.

Dated February 2, 2016

Signature: *M Rattledge*  
Grantee or Agent

Subscribed and sworn to before me  
By the said Agent  
Date 2/2/2016  
Notary Public *Nathan Beauchamp*



Note: Any person who knowingly submits a false statement concerning the identity of 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.)