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Doc#: 161101028 Fee: \$44.00
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Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/20/2016 09:51 AM Pg: 1 of 4

Property of Cook County Clerk's Office

Recording Cover Sheet

ORDER APPROVING SALE

Address: 5740 WEST 89TH STREET, OAK LAWN, IL 60453

Pin: 24-05-214-058-0000

PA: 07-20683

This Document Prepared By:
PIERCE & ASSOCIATES
Return To: Danielle Gillum-Robinson
1 North Dearborn
Thirteenth Floor
Chicago, IL 60602

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

**WELLS FARGO BANK, N.A. SUCCESSOR BY
MERGER TO WELLS FARGO BANK SOUTHWEST,
N.A., FKA WACHOVIA MORTGAGE PSB, FKA
WORLD SAVINGS BANK, PSB**

Plaintiff,

-v.-

07 CH 37843
5740 WEST 89TH STREET
OAK LAWN, IL, 60453

HAZEM N FARIZ, RULA FARIZ, STATE OF ILLINOIS

Calendar #61 JUDGE OTTO

Defendants

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

NOW COMES the Plaintiff herein, by and through its Attorneys, PIERCE & ASSOCIATES, on its Motion for Confirmation of Sale and the Court, finding due notice of said Motion having been given, having examined the Report of Sale, and it appearing that no objections having been filed, and being fully advised in the premises, FINDS:

1. That the Sale and Distribution of Sale proceeds was conducted in accordance with the Judgment for Foreclosure and Sale entered herein and applicable law;
2. That the Notice of Sale, required in accordance with 735 ILCS 5/15-1507(c) has been given; the terms of the Sale were fair and conscionable; the Sale was conducted fairly and without fraud;
3. This Court obtained personal jurisdiction over those defendants who are personally liable to the Plaintiff for the deficiency, if any from said sale;

The real property that is the subject matter of this proceeding is a occupied, single family home;

The real property was last inspected by movant, its insurers, investors, or agent on November 10, 2015;

IT IS THEREFORE ORDERED:

A. Said Report of Sale is approved and confirmed and the Foreclosure Sale Officer's Commission is approved for distribution.

B. That after the above costs of Sale, the proceeds of Sale shall be distributed as follows:

\$171,000.00 payable to WELLS FARGO BANK, N.A. SUCCESSOR BY MERGER TO WELLS FARGO BANK SOUTHWEST, N.A., FKA WACHOVIA MORTGAGE PSB, FKA WORLD SAVINGS BANK, PSB and that there shall be a personal deficiency judgement entered in the sum of \$341,467.53 with interest thereon as by statute provide, against: HAZEM N FARIZ as provided by 735 ILCS 5/15 - 1508(e);

C. That the successful bidder MOHAMMED ABDALLAH 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 HAZEM N FARIZ, RULA FARIZ from the premises commonly known as 5740 WEST 89TH STREET, OAK LAWN, IL, 60453

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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.

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

Contact: MOHAMMED ABDALLAH
 c/o MOHAMMED ABDALLAH
 Address: 8736 S. 49TH CT.
 Oak Lawn, IL 60453
 Telephone Number: 708-724-9621

A Deed shall be issued by the Office conducting this Sale immediately following entry of this Order and after full payment of the bid amount, to MOHAMMED ABDALLAH the holder of the Certificate of Sale or its assigns conveying title pursuant to 735 ILCS 5/15-1509; on the property legally described as follows:

LOT 1 IN THE CONSOLIDATION OF LOT 177 AND THE EAST 22 FEET OF LOT 178 IN FRANK DELUGACH'S 87TH STREET HIGHLANDS SUBDIVISION, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 25, 2003 AS DOCUMENT 0311544084, IN COOK COUNTY, ILLINOIS.

Commonly known as 5740 WEST 89TH STREET, OAK LAWN, IL 60453

Property Index No. 24-05-214-058-0000.

E. That 735 ILCS 5/9-117 of the Illinois Code of Civil Procedure is not applicable to this Order.

F. The Movant shall mail a copy of Order within seven (7) days to the last known address of the Mortgagor.

Date: _____

ENTER:



Judge Michael F. Otto

MAR 21 2016

Judicial Court - 2065

PIERCE & ASSOCIATES
 Attorneys for Plaintiff
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 CHICAGO, IL 60602
 (312) 476-5500
 Attorney File No. PA0720683
 ATTORNEY CODE # 91220
 TJSC#: 35-12983

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I hereby certify that the document to which this certification is affixed is a true copy.

DOROTHY BROWN APR 13 2016

Date _____

Dorothy Brown

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

