

UNOFFICIAL COPY



TAX DEED- REGULAR FORM

STATE OF ILLINOIS)
)SS.
COUNTY OF COOK)

Doc#: 1625229048 Fee: \$44.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/08/2016 12:23 PM Pg: 1 of 4

No. 36325 D.

At a **PUBLIC SALE OF REAL ESTATE** for the **NON-PAYMENT OF TAXES** held in the County on August 5, 2014, the County Collector sold the real estate identified by permanent real estate index number 20-23-105-064-0000 and legally described as follows:

PLEASE SEE ATTACHED LEGAL DESCRIPTION

Section _____, Town _____ N. Range _____
East of the Third Principal Meridian, situated in said Cook County and State of Illinois;

And the real estate not having been redeemed from the sale, and it appearing that the holder of the Certificate of Purchase of said real estate has complied with the laws of the State of Illinois, necessary to entitle him to a Deed of said real estate, as found and ordered by the Circuit Court of Cook County;

I, **DAVID D. ORR**, County Clerk of the County of Cook, Illinois, 118 N. Clark Street, Rm. 434, Chicago, Illinois, in consideration of the premises and by virtue of the statutes of the State of Illinois in such cases provided, grant and convey to **EAST WOODLAWN PARTNERS, LLC** residing and having his (her or their) residence and post office address at 77 W. WASHINGTON ST., SUITE 1115, CHICAGO, IL 60602 his (her or their) heirs and assigns FOREVER, the said Real Estate hereinabove described.

The following provision of the Compiled Statutes of the State of Illinois, being 35 ILCS 200/22-85, is recited, pursuant to law:

"Unless the holder of the certificate purchased at any tax sale under this Code takes out the deed in the time provided by law, and records the same within one year from and after the time for redemption expires, the certificate or deed, and the sale on which it is based, shall, after the expiration of the one year period, be absolutely void with no right to reimbursement. If the holder of the certificate is prevented from obtaining a deed by injunction or order of any court or by the refusal or inability of any court to act upon the application for a tax deed, or by the refusal of the clerk to execute the same deed, the time he or she is so prevented shall be excluded from computation of the one year period."

Given under my hand and seal, this 15th day of July 2016.

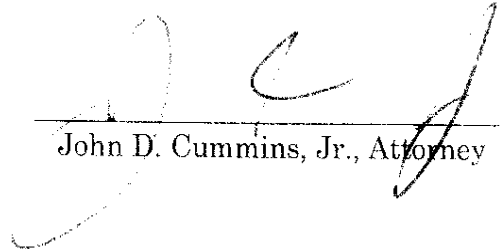
David D. Orr

County Clerk.

CCRD REVIEW

UNOFFICIAL COPY

EXEMPT PURSUANT TO 31-45 (f) OF THE
PROPERTY TAX CODE, 35 ILCS 200/31-45 (f)
(TAX DEED)



John D. Cummins, Jr., Attorney

No. 36325 D.

In the matter of the application of
the
County Treasurer for Order of Judgment
and Sale against Realty,

For the Year 2012

TAX DEED

DAVID D. ORR
County Clerk of Cook County, Illinois

TO

EAST WOODLAWN PARTNERS, LLC

This instrument was prepared by, and
Should be returned after recording to:

John D. Cummins, Jr.
77 West Washington, Suite 1115
Chicago, IL 60602
(312) 346-1770

REAL ESTATE TRANSFER TAX



20-23-105-064-0000

20160901655331 | 1-973-525-317

08-Sep-2016

COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

REAL ESTATE TRANSFER TAX



20-23-105-064-0000 | 20160901655331 | 0-130-833-216

08-Sep-2016

CHICAGO: 0.00
CTA: 0.00
TOTAL: 0.00

Total does not include any applicable penalty or interest due

UNOFFICIAL COPY

ATTACHMENT TO TAX DEED

Legal Description:

THE SOUTH 16-2/3 FEET OF LOT 28 IN KING AND
RAMSEY'S ADDITION TO WOODLAWN RIDGE IN
THE NORTHWEST ¼ OF SECTION 23, TOWNSHIP
38 NORTH, RANGE 14, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY,
ILLINOIS.

Permanent Index Numbers: 20-23-105-064-0000, Volume 260

Property located at: 6452 South Ellis, Chicago, Illinois 60637.

This instrument was prepared by and should
be returned after recording to:

John D. Cummins, Jr.
77 West Washington, Suite 1115
Chicago, IL 60602
(312) 346-1770

Property of Cook County Clerk's Office

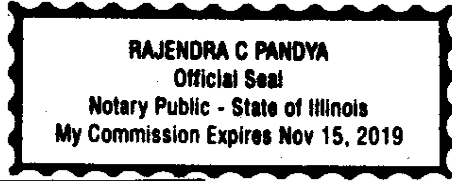
UNOFFICIAL COPY

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 27th July, 2016 Signature: David D. Orr
Grantor or Agent

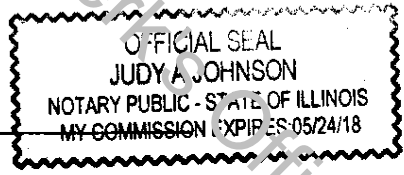
Subscribed and sworn to before me by the said David D. Orr this 27th day of JULY, 2016
Notary Public Rajendra C. Pandya



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, and Illinois corporation or foreign 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 and hold title to real estate under the laws of the State of Illinois.

Dated 8/1, 2016 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said John Cummins this 1st day of August, 2016
Notary Public Judy A. Johnson



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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)