

# UNOFFICIAL COPY

## 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 March 24, 2016, in Case No. 15 CH 014108, entitled U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE RELATING TO J.P. MORGAN

MORTGAGE ACQUISITION CORP. 2005-FRE1 ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-FRE1 vs. ROBERT SCROGGINS A/K/A ROBERT SCROGGINS SR., 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 August 1, 2016, does hereby grant, transfer, and convey to **U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE RELATING TO J.P. MORGAN MORTGAGE ACQUISITION CORP. 2005-FRE1 ASSET BACKED PASS-THROUGH CERTIFICATES. SERIES 2005-FRE1** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

LOT 6 (EXCEPT THE NORTH 17 FEET) AND ALL OF LOT 7 IN JOSEPH B. CHANDLER'S SUBDIVISION OF BLOCKS 5, 10, 19 AND 24, THE EAST 1/2 OF BLOCKS 6, 9 AND 20, THE WEST 1/2 OF BLOCKS 4, 11 AND 18, LOTS 1 AND 4 IN BLOCK 23 AND LOTS 2 AND 3 IN BLOCK 25 IN FERNWOOD, A RESUBDIVISION OF THE SOUTH EAST 1/4 OF SECTION 9, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 10217 S. WENTWORTH AVENUE, CHICAGO, IL 60628

Property Index No. 25-09-427-005-0000


Grantor has caused its name to be signed to those present by its President and CEO on this 10th day of October, 2016.

The Judicial Sales Corporation

**BOX 70**

Codilis & Associates, P.C.

By:

  
Nancy R. Vallone  
President and Chief Executive Officer



\*1630016036D\*

Doc# 1630016036 Fee \$42.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 10/26/2016 12:58 PM PG: 1 OF 3

CRDREVIEW 

# UNOFFICIAL COPY

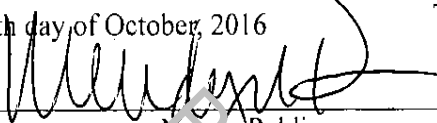
Judicial Sale Deed

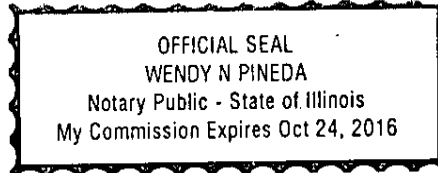
Property Address: 10217 S. WENTWORTH AVENUE, CHICAGO, IL 60628

State of IL, County of COOK ss, I, Wendy N Pineda, 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

10th day of October, 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 1 Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

10-12-16 Date      Matthew Moses Buyer, Seller or Representative      Matthew Moses ARDC# 6278082

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 014108.

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:

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE RELATING TO J.P. MORGAN MORTGAGE ACQUISITION CORP. 2005-FREI ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-FREI  
P.O. Box 24737  
West Palm Beach, FL. 33416-4737

Contact Name and Address:

Contact: OCWEN LOAN SERVICING, LLC- SHARON ROBINSON

Address: PO BOX 785061  
ORLANDO, FL 32878-5061

Telephone: 800-390-4656

Email: Property.Preservation@ocwenl.com

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. 14-15-12232

**REAL ESTATE TRANSFER TAX** 19-Oct-2016

|               |             |
|---------------|-------------|
| CHICAGO:      | 0.00        |
| CTA:          | 0.00        |
| <b>TOTAL:</b> | <b>0.00</b> |

25-09-427-005-0000 | 20161001671278 | 1-496-674-112  
\* Total does not include any applicable penalty or interest due.

**REAL ESTATE TRANSFER TAX** 26-Oct-2016

|               |             |
|---------------|-------------|
| COUNTY:       | 0.00        |
| ILLINOIS:     | 0.00        |
| <b>TOTAL:</b> | <b>0.00</b> |

25-09-427-005-0000 | 20161001671278 | 0-849-026-880

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File # 14-15-12232

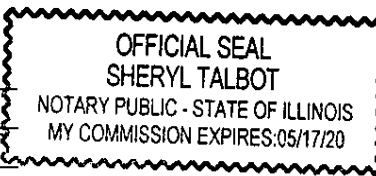
## STATEMENT BY GRANTOR AND GRANTEE

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 October 12, 2016

Signature: *Matthew Moses*  
Grantor or Agent

Subscribed and sworn to before me  
By the said Agent  
Date 10/12/2016  
Notary Public *Sheryl Talbot*



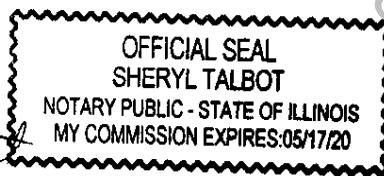
Matthew Moses  
ARDC# 6278082

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 October 12, 2016

Signature: *Matthew Moses*  
Grantee or Agent

Subscribed and sworn to before me  
By the said Agent  
Date 10/12/2016  
Notary Public *Sheryl Talbot*



Matthew Moses  
ARDC# 6278082

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.)