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17095290410

Doc# 1709529041 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/05/2017 11:13 AM PG: 1 OF 2

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 December 2, 2016, in Case No. 16 CH 010846, entitled JPMORGAN CHASE BANK, NATIONAL ASSOCIATION vs. PATRICIA A. SWISHER A/K/A

PATRICIA A. SIRGIS, 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 March 7, 2017, does hereby grant, transfer, and convey to **JVA IL, LLC** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

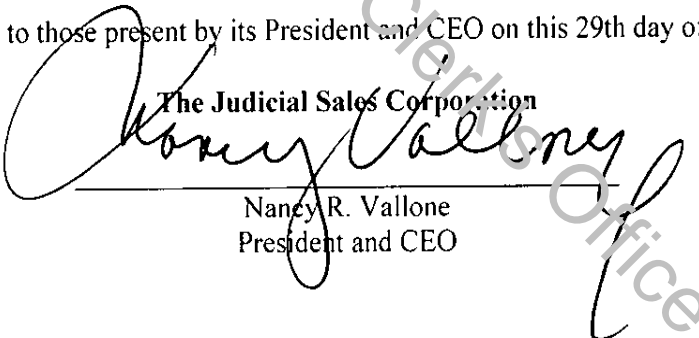
PARCEL 1: UNIT 4-207 AND G21-5 IN MALLARD COVE CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF THE NORTHEAST 1/4 OF SECTION 8, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 21, 1996 AS DOCUMENT 96889987 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS. PARCEL 2: NON-EXCLUSIVE PERPETUAL EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 CREATED BY THAT CROSS-EASEMENT AGREEMENT DATED SEPTEMBER 10, 1969 AND RECORDED NOVEMBER 26, 1969 AS DOCUMENT NUMBER 21023805 FOR INGRESS, EGRESS, PUBLIC UTILITIES, AND SANITARY SEWER AND WATER OVER THE PROPERTY SHADED ON EXHIBIT B ATTACHED TO SAID CROSS-EASEMENT AGREEMENT, IN COOK COUNTY, ILLINOIS.

Commonly known as 1107 S. OLD WILKE ROAD UNIT #207, ARLINGTON HEIGHTS, IL 60005

Property Index No. 08-08-201-012-1340, Property Index No. 08-08-201-012-1488

Grantor has caused its name to be signed to those present by its President and CEO on this 29th day of March, 2017.

The Judicial Sales Corporation


Nancy R. Vallone
President and CEO

JJA

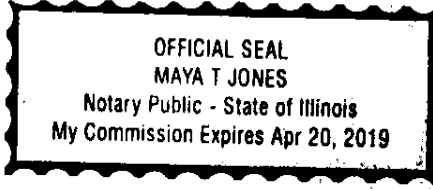
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Judicial Sale Deed

Property Address: 1107 S. OLD WILKE ROAD UNIT #207, ARLINGTON HEIGHTS, IL 60005

State of IL, County of COOK ss, I, Maya T Jones, 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 March, 2017



Maya T Jones

Notary Public

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

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:



JVA IL, LLC
111 S WACKER DRIVE #4730
Chicago, IL. 60606

THIS DEED IS NOT EXEMPT FROM THE REAL ESTATE TRANSFER TAX ACT

Contact Name and Address:

Contact: JVA IL, LLC C/O JIM ATHANS
Address: 111 S WACKER DRIVE #4730
Chicago, IL 60606
Telephone: 773-875-5872

REAL ESTATE TRANSFER TAX

		03-Apr-2017
		COUNTY: 75.25
		ILLINOIS: 00.00
		TOTAL: 155.75
08-08-201-012-1340		20170401634719 0-331-503-296