

TAX DEED

UNOFFICIAL COPY

SCAVENGER SALE



17117160550

Doc# 1711716055 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/27/2017 12:12 PM PG: 1 OF 3

No. **36927** D.

At a PUBLIC SALE OF REAL ESTATE for the NON-PAYMENT OF TAXES for three or more years, Pursuant to Section 21-260 of the Illinois Property Tax Code, as amended, held in the County of Cook on **January 5, 2016**, the County Collector sold the real estate identified by permanent real estate index number **13-33-423-048-0000** and legally described as follows:

LOT 44 (EXCEPT THAT PART TAKEN FOR WIDENING WEST NORTH AVENUE) IN BLOCK 6 IN ROBERTSON SUBDIVISION OF THAT PART OF THE SOUTHEAST QUARTER OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF GRAND AVENUE AND EAST OF THE WEST 26.60 CHAINS THEREOF, IN COOK COUNTY, ILLINOIS

Commonly Known As: **4826 West North Avenue, Chicago, Illinois 60639**

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, 113 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 **THORNWOOD PARTNERS, LTD.**, having its post office address at **3605 Woodhead Drive, Suite 108, Northbrook, Illinois 60062**, it 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 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 10th day of April, 2017.

David D. Orr

County Clerk

R/O

UNOFFICIAL COPY

1711716055

No. **36927** D.

**THREE YEAR
SCAVENGER SALE**

DAVID D. ORR
County Clerk of Cook County Illinois

TO

THORNWOOD PARTNERS, LTD.

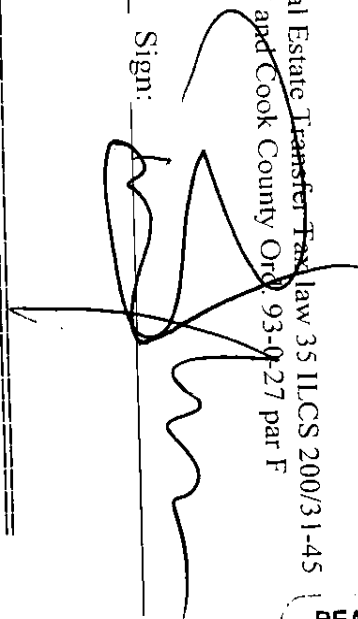
This instrument prepared by

RICHARD D. GLICKMAN
111 W. Washington Street, Suite 1225
Chicago, Illinois 60602

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45
sub par. F and Cook County Ord. 93-0-27 par F

Date 4/3/17

Sign:



REAL ESTATE TRANSFER TAX 27-Apr-2017



CHICAGO: 0.00
CTA: 0.00
TOTAL: 0.00

13-33-423-048-0000 | 20170401646140 | 0-314-257-088

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX 27-Apr-2017



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

13-33-423-048-0000 | 20170401646140 | 1-237-208-768

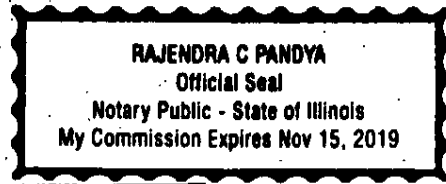
UNOFFICIAL COPY

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 April 12, 2017 Signature: David D. Orr
Grantor or Agent

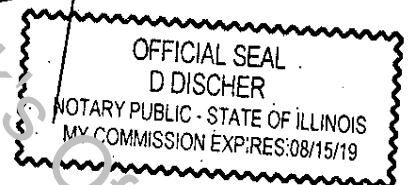
Subscribed and sworn to before me by the said David D. Orr this 12th day of April, 2017
Notary Public Rajendra C. Pandya



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 4-13, 2017 Signature: _____
Grantee or Agent

Subscribed and sworn to before me by the said RICHARD D. GLICKMAN this 13 day of April, 2017.
Notary Public D. Discher



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.)