

# 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 February 3, 2017, in Case No. 12 CH 37679, entitled U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY

AS OWNER TRUSTEE FOR QUEEN'S PARK OVAL ASSET HOLDING TRUST vs. JERMAINE SMITH, 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 May 4, 2017, does hereby grant, transfer, and convey to U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR CARLSBROOK ASSET HOLDING TRUST, by assignment the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:


THE NORTH 85 FEET OF LOT 56 IN DOUGLAS PARK SECOND ADDITION TO CHICAGO, A SUBDIVISION OF THAT PART OF LOT 6 OF CIRCUIT COURT PARTITION OF THE WEST QUARTER OF SECTION 24, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF SAID SECTION AND NORTH OF THE NORTH LINE OF THE CHICAGO, BURLINGTON AND QUINCY RAILROAD COMPANY'S RIGHT OF WAY, IN COOK COUNTY, ILLINOIS.

Commonly known as 3015 WEST CULLERTON STREET, Chicago, IL 60623


Property Index No. 16-24-309-051-1001; 16-24-309-051-1002 (new PIN 16-24-309-052-0000)

Grantor has caused its name to be signed to those present by its President and CEO on this 15th day of June, 2017.

The Judicial Sales Corporation

By:   
 Nancy R. Vallone  
 President and Chief Executive Officer

*R/OK*



\*1717316061D\*

Doc# 1717316061 Fee \$44.00


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



AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/22/2017 12:43 PM PG: 1 OF 4

REAL ESTATE TRANSFER TAX		22-Jun-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
16-24-309-052-0000   20170601676465   0-741-644-736		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		22-Jun-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
16-24-309-052-0000   20170601676465   0-402-045-376		

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# JUDICIAL SALE DEED

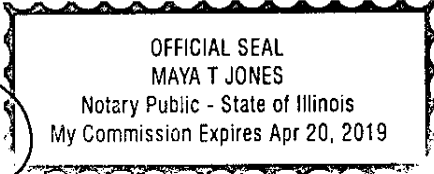
Property Address: 3015 WEST CULLERTON STREET, Chicago, IL 60623

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

15th day of June, 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.

~~Exempt under provision of Paragraph \_\_\_\_\_ Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).~~

~~\_\_\_\_\_ Date \_\_\_\_\_ Buyer, Seller or Representative~~

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 12 CH 37679.

Grantor's Name and Address:

**THE JUDICIAL SALES CORPORATION**  
One South Wacker Drive, 24th Floor  
Chicago, Illinois 60606-4650  
(312)236-SALE

**Exempt under Real Estate Transfer Act Sec. 4 Par. 1 & Cook County Ord. 93104 Par. M**  
Date 6/15/17 Sign [Signature]

Nawasha Jackson  
Foreclosure Specialist

Grantee's Name and Address and mail tax bills to:

U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR CARISBROOK ASSET HOLDING TRUST, by assignment  
5016 PARKWAY PLAZA BLVD, SUITE 200  
Charlotte, NC, 28217

Contact Name and Address:

Contact: MATT VARNUM  
Address: 5032 PARKWAY PLAZA BLD.  
CHARLOTTE, NC 28217  
Telephone: 704-972-9055

Mail To:

SHAPIRO KREISMAN & ASSOCIATES, LLC  
2121 WAUKEGAN RD., SUITE 301  
Bannockburn, IL, 60015  
(847) 291 1717  
Att No. 42168  
File No. 12-062834

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## Exhibit A

Information required by 735 ILCS 15-1509.5

Name of Grantee: U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS  
INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR CARISBROOK  
ASSET HOLDING TRUST

Address of Grantee: 5016 Parkway Plaza Blvd, Suite 200, Charlotte, North Carolina  
28217

Telephone Number: (704) 972-9055

Name of Contact Person for Grantee: Matt Varnum

Address of Contact Person for Grantee: 5032 Parkway Plaza Bld.  
Charlotte, NC 28217

Contact Person Telephone Number: (704) 972-9055

Property of Cook County Clerk's Office


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## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

### GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: June 16, 2017

SIGNATURE:  Nawasha Jackson  
Foreclosure Specialist  
GRANTOR or AGENT

**GRANTOR NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

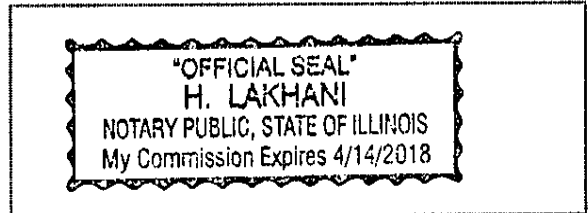
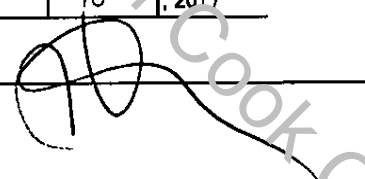
HINA LAKHANI

By the said (Name of Grantor): The Judicial Sales Corporation

**AFFIX NOTARY STAMP BELOW**

On this date of: June 16, 2017

NOTARY SIGNATURE:



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: June 16, 2017

SIGNATURE:  Nawasha Jackson  
Foreclosure Specialist  
GRANTEE or AGENT

**GRANTEE NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

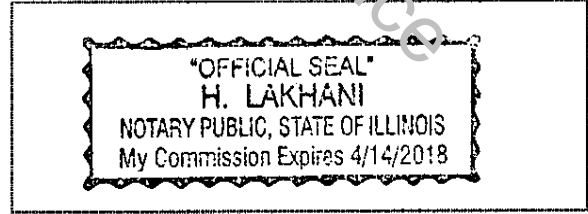
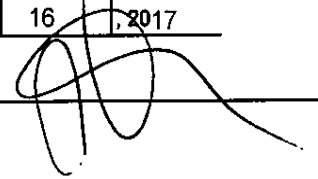
HINA LAKHANI

By the said (Name of Grantee): U.S BANK TRUST, N.A

**AFFIX NOTARY STAMP BELOW**

On this date of: June 16, 2017

NOTARY SIGNATURE:



### CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 provisions of **SECTION 4** of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)