

# UNOFFICIAL COPY

DUPLICATE ORIGINAL

This document prepared by:

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Chicago, Illinois 60602

**Send subsequent tax bills to:**

Cook County d/b/a Cook County Land

Bank Authority

69 W. Washington St., Ste. 2938

Chicago, IL 60602



\*1717845091\*

Doc# 1717845091 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/27/2017 03:29 PM PG: 1 OF 3

Space Reserved for Recorder of Deeds

## JUDGE'S DEED COOK COUNTY, ILLINOIS

WHEREAS on the 27<sup>th</sup> day of June, 2017, in case number 08 M1 402013, entitled THE CITY OF CHICAGO v. CHICAGO TITLE LAND TRUST COMPANY TRUST #1114180 et al., a JUDGMENT was entered in favor of THE CITY OF CHICAGO which provided that pursuant to section 13-12-145 of the Municipal Code of Chicago, all right, title and interest of Defendants CHICAGO TITLE LAND TRUST COMPANY TRUST #1114180, and UNKNOWN OWNERS, and NONRECORD CLAIMANTS were forfeited and assigned to COOK COUNTY d/b/a COOK COUNTY LAND BANK AUTHORITY ("GRANTEE"), a third party designated by THE CITY OF CHICAGO, and the Court shall issue a judicial deed to GRANTEE.

NOW THEREFORE, know all men by these presents that I, the Honorable Pamela Gillespie ("GRANTOR"), not individually but as a Judge of the Circuit Court of Cook County, Illinois, do hereby convey unto GRANTEE, the following described real estate situated in Cook County, Illinois, to wit:

**PARCEL 1:** LOT 1 IN BLOCK 1 IN WILSON AND GOULD'S SUBDIVISION OF THE WEST ½ OF LOT 5 IN SUPERIOR COURT PARTITION OF THE EAST ½ OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PARCEL 2:** THAT PART OF LOT 1 IN CHRISTIANA, BEING A SUBDIVISION OF THE EAST ½ OF LOT 5 IN SUPERIOR COURT PARTITION OF THE EAST ½ OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWESTERLY CORNER OF SAID LOT 1: THENCE SOUTHEASTERLY ALONG THE NORTHERLY LINE OF SAID LOT 1 AND THE SOUTHERLY LINE OF GRAND AVENUE, 100 FEET; THENCE SOUTH ON A LINE PARALLEL WITH THE WEST LINE OF SAID LOT 1 TO THE SOUTHERLY LINE OF SAID LOT; THENCE NORTHWESTERLY ALONG THE SOUTHERLY LINE OF SAID LOT TO THE SOUTHWESTERLY CORNER THEREOF; THENCE NORTHERLY ALONG THE WEST LINE OF SAID LOT 72.5 FEET MORE OR LESS TO THE POINT OF BEGINNING (EXCEPT FROM ABOVE DESCRIBED PREMISES THAT PART THEREOF, IF ANY, TAKEN FOR OPENING OR WIDENING AUGUSTA STREET), IN COOK COUNTY, ILLINOIS.

**PARCEL 3:** THAT PART OF LOT 1 LYING SOUTH OF AUGUSTA BOULEVARD IN CHRISTIANA, A SUBDIVISION OF THE EAST ½ OF LOT 5 IN SUPERIOR COURT PARTITION OF THE EAST ½

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OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PARCEL 4:** LOT 1 IN CHRISTIANA BEING A SUBDIVISION OF THE EAST ½ OF LOT 5 IN SUPERIOR COURT PARTITION OF THE EAST ½ OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THAT PART DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWESTERLY CORNER OF SAID LOT 1; THENCE SOUTHEASTERLY ALONG THE NORTHERLY LINE OF SAID LOT 1 AND THE SOUTHERLY LINE OF GRAND AVENUE, 100 FEET; THENCE SOUTH ON A LINE PARALLEL WITH THE WEST LINE OF SAID LOT 1 TO THE SOUTHERLY LINE OF SAID LOT; THENCE NORTHWESTERLY ALONG THE SOUTHERLY LINE OF SAID LOT TO THE SOUTHWESTERLY CORNER THEREOF; THENCE NORTHERLY ALONG THE WEST LINE OF SAID LOT 72.5 FEET MORE OR LESS TO THE POINT OF BEGINNING) AND (EXCEPT THAT PART OF LOT 1 LYING SOUTH OF THE NORTH LINE OF AUGUSTA BOULEVARD), IN COOK COUNTY, ILLINOIS.

**PARCEL 5:** LOT 1 IN MORTIMER STEECES AUGUSTA GRAND SUBDIVISION IN THE SOUTH EAST ¼ OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NUMBER 10654439, ALL SITUATED IN THE COUNTY OF COOK IN THE STATE OF ILLINOIS, IN COOK COUNTY, ILLINOIS.

**Permanent Index Numbers:** 16-02-428-007-0000; 16-02-428-008-0000; 16-02-428-009-0000; 16-02-428-041-0000



**Commonly Known As:** 3301-69 W. Grand Avenue


TO HAVE AND TO HOLD said premises forever IN FEE SIMPLE ABSOLUTE free and clear of all liens and encumbrances, subject only to general real estate taxes. Upon issuance of this judicial deed, GRANTEE shall be authorized to enter upon and take immediate possession of the property.

WITNESS MY HAND AND SEAL this 27<sup>th</sup> day of June, 2017.

Associate Judge  
Pamela C. Givaspie  
JUN 27 2017  
Circuit Court - 1953

Pamela C. Givaspie  
Judge (Seal)

REAL ESTATE TRANSFER TAX		28-Jun-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
16-02-428-007-0000   20170601677535   1-182-328-256		

REAL ESTATE TRANSFER TAX		27-Jun-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

16-02-428-007-0000 | 20170601677535 | 1-519-330-752

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

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## STATEMENT BY GRANTOR AND GRANTEE

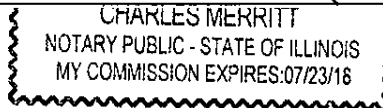
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 27 JUNE, 2017 Signature: Pamela Gillespie  
Grantor or Agent

Subscribed and sworn to before  
Me by the said Person  
this 27 day of June, 2017.

NOTARY PUBLIC

Charles Merritt



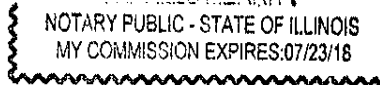
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or 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.

Date June 27, 2017 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before  
Me by the said Person  
This 27 day of June, 2017.

NOTARY PUBLIC

Charles Merritt



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.

EXEMPT UNDER PARAGRAPH E OF THE REAL ESTATE TRANSFER TAX LAW.  
(35 ILCS 200/31-45).

EXEMPT UNDER PARAGRAPH 5 OF THE COOK COUNTY REAL ESTATE TRANSFER TAX LAW. (CODE OF ORDINANCES OF COOK COUNTY 74-106)

EXEMPT UNDER PARAGRAPH E OF THE CHICAGO REAL PROPERTY TRANSFER TAX ORDINANCE.  
(MUNICIPAL CODE OF CHICAGO 3-33-060)