

UNOFFICIAL COPY

JUDICIAL SALE DEED



Doc# 1724344838 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 08/31/2017 12:57 PM PG: 1 OF 3

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 April 25, 2017, in Case No. 16 CH 009377, entitled BSI FINANCIAL SERVICES vs. HEDY GIST-ELLISON, 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 June 5, 2017, does hereby grant, transfer, and convey to **TD REO FUND, LLC.**, by **assignment** 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 3C TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 5000 EAST END CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 1034929068, IN THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PARCEL 2: EXCLUSIVE USE FOR PARKING PURPOSES AND STORAGE PURPOSES IN AND TO PARKING SPACE NO. 79 AND STORAGE SPACE NO. 139, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

Commonly known as 5000 S. EAST END AVENUE UNIT #3C, CHICAGO, IL 60615

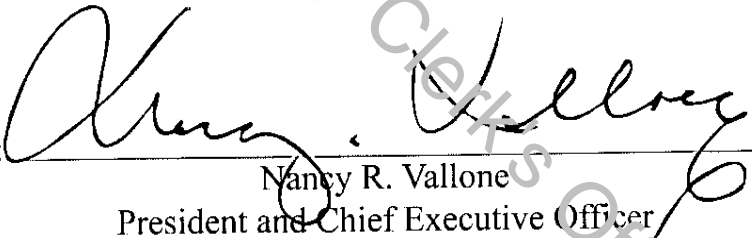
Property Index No. 20-12-102-008-1007

Grantor has caused its name to be signed to those present by its President and CEO on this 2nd day of August, 2017.

BOX 70

Codilis & Associates, P.C.

The Judicial Sales Corporation

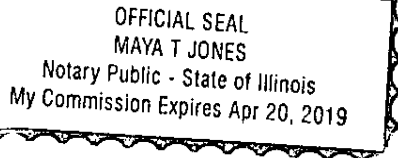
By: 
 Nancy R. Vallone
 President and Chief Executive Officer

UNOFFICIAL COPY FORECLOSURE SALE DEED

Property Address: 5000 S. EAST END AVENUE UNIT #3C, CHICAGO, IL 60615

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
2nd day of August, 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 1 Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

8/2/17
Date

Robert Spickerman

Buyer, Seller or Representative

Robert Spickerman
ARDC# 6298715

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 16 CH 009377.

Grantor's Name and Address:
THE JUDICIAL SALES CORPORATION
One South Wacker Drive, 24th Floor
Chicago, Illinois 60606-4650
(312)236-SALE

REAL ESTATE TRANSFER TAX		24-Aug-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

Grantee's Name and Address and mail tax bills to:
TD REO FUND, LLC., by assignment
314 S. FRANKLIN STREET
Titusville, PA, 16354

20-12-102-008-1007 | 20170801611131 | 0-120-985-024

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

Contact Name and Address:

Contact: STEPHEN TAYLOR- ASSET MANAGER
Address: 7201 WISCONSIN AVE. SUITE 725-A
Bethesda, MD 20814
Telephone: 866-581-4498 Ext. 7148
410-878-7006 Direct
Fax: 240-306-2633
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. 14-15-16368

REAL ESTATE TRANSFER TAX		31-Aug-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

20-12-102-008-1007 | 20170801611131 | 1-893-708-736

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File # 14-15-16368

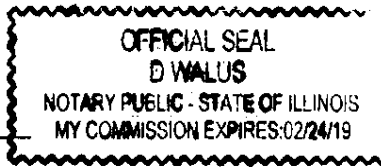
STATEMENT BY GRANTOR AND GRANTEE

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 8 / 17 / 17

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me
By the said Agent
Date 8 / 17 / 17
Notary Public [Signature]



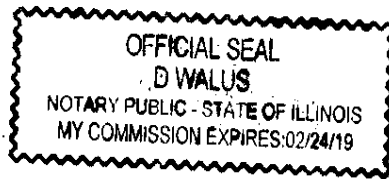
Robert Spickerman
ARDC# 6298715

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 8 / 17 / 17

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me
By the said Agent
Date 8 / 17 / 17
Notary Public [Signature]



Robert Spickerman
ARDC# 6298715

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.)