

UNOFFICIAL COPY



Doc# 1724319020 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 08/31/2017 11:31 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 September 14, 2012, in Case No. 09 CH 00761, entitled U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION AS SUCCESSOR BY MERGER TO LASALLE BANK NA AS TRUSTEE FOR WASHINGTON MUTUAL

MORTGAGE PASS-THROUGH CERTIFICATES WMALT SERIES 2006-5 vs. GIANNE JAMES AKA GIANNE M. JAMES, 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 December 17, 2012, does hereby grant, transfer, and convey to REZA BANIASSADI 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 208 and Parking Space P-5 in the 7334 North Ridge Condominium, as delineated and defined on the Plat of Survey of the following described real estate: The South 70 feet (as measured on the West line) of Lot 6 (EXCEPT the East 7 feet thereof taken for widening Ridge Avenue), in County Clerk's Division of part of the Southwest Fractional 1/4 of Fractional Section 30, North of Indian Boundary Line in Township 41 North, Range 14, East of the Third Principal Meridian, ALSO the South 70 feet of Lot "A" in Ridge Heights, being a subdivision of Lot 7 (EXCEPT the West 541 feet thereof), in County Clerk's Division of Part of the Southwest Fractional 1/4 of Fractional Section 30, North of Indian Boundary Line in Township 41 North, Range 14, East of the Third Principal Meridian, in Cook, Illinois, which survey is attached as Exhibit "D" to Declaration of Condominium recorded August 9, 2005, as Document Number 0522119107, as amended from time to time, together with its undivided percentage interest in the common elements. Parcel 2: The Exclusive right to the use of Storage Space S-18, a Limited Common Element as delineated on the survey attached to the Declaration of Condominium aforesaid.

Commonly known as 7334 N. RIDGE BLVD., #208, Chicago, IL 60645

Property Index No. 11-30-307-219-1018, Property Index No. 11-30-307-219-1043

Grantor has caused its name to be signed to those present by its Chief Executive Officer on this 26th day of February, 2013.

FIRST AMERICAN TITLE

FILE # 2881927
12/02

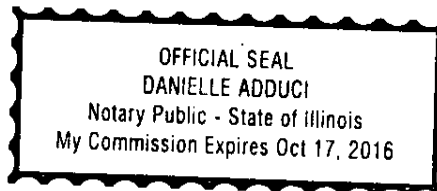
The Judicial Sales Corporation
Nancy R. Vallone
Nancy R. Vallone
Chief Executive Officer

State of IL, County of COOK ss, I, Danielle Adduci, 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 Chief Executive Officer of The Judicial Sales Corporation, appeared before me this day in person and acknowledged that as such Chief Executive Officer 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

26th day of February, 2013

Danielle Adduci
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:

CCRD REVIEW *[Signature]*

UNOFFICIAL COPY**Judicial Sale Deed****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:

REZA BANIASSADI
 180 North LaSalle St, Ste 1921
 Chicago, IL, 60601

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

Contact Name and Address:

Contact: REZA BANIASSADI
 Address: 180 North LaSalle St, Ste 1921
 Chicago, IL 60601
 Telephone: 773-616-6113

REAL ESTATE TRANSFER TAX 31-Aug-2017



CHICAGO: 397.50
CTA: 159.00
TOTAL: 556.50

11-30-307-219-1018 | 20170801616232 | 1-886-593-984

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

REAL ESTATE TRANSFER TAX 31-Aug-2017



COUNTY: 26.50
ILLINOIS: 53.00
TOTAL: 79.50

11-30-307-219-1018 | 20170801616232 | 0-588-264-384