

# 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 March 29, 2017, in Case No. 15 CH 18851, entitled US BANK NATIONAL ASSOCIATION AS TRUSTEE FOR CMALT REMIC SERIES 2007-A1 - REMIC PASS-THROUGH

Doc# 1726313035 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/20/2017 12:15 PM PG: 1 OF 3

CERTIFICATES SERIES 2007-A1 vs. LONG BEACH MORTGAGE COMPANY AND ALAN CERVENKA AS INDEPENDENT EXECUTOR OF THE ESTATE OF JOHN E. PHILLIPS A/K/A JOHN PHILLIPS, 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 August 2, 2017, does hereby grant, transfer, and convey to **US BANK NATIONAL ASSOCIATION AS TRUSTEE FOR CMALT REMIC SERIES 2007-A1 - REMIC PASS-THROUGH CERTIFICATES SERIES 2007-A1** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

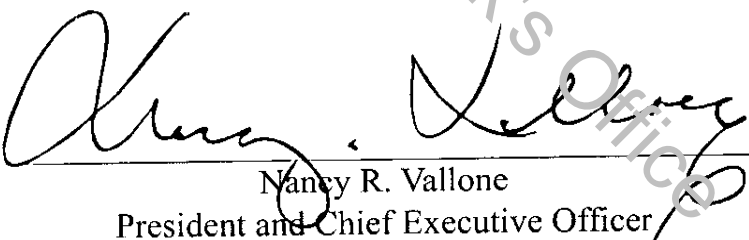
UNIT#2015-1 IN THE FARRAGUT OF BOWMAN HILL CONDOMINIUMS, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 28 IN ROBEY FOSTER SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 98830371 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Commonly known as 2015 W. FARRAGUT AVE., UNIT 1, Chicago, IL 60625

Property Index No. 14-07-120-029-1004

Grantor has caused its name to be signed to those present by its President and CEO on this 30th day of August, 2017.

The Judicial Sales Corporation

By:   
Nancy R. Vallone  
President and Chief Executive Officer



**UNOFFICIAL COPY****JUDICIAL SALE DEED**

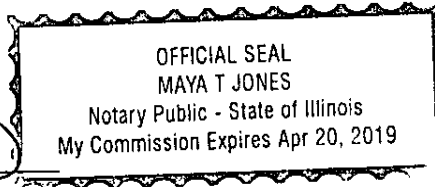
Property Address: 2015 W. FARRAGUT AVE., UNIT 1, Chicago, IL 60625

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

30th 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).

9/6/17  
Date

*Timothy R. Yueill*  
Buyer, Seller, 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 15 CH 18851.

Grantor's Name and Address:

**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:

US BANK NATIONAL ASSOCIATION AS TRUSTEE FOR CMALT REMIC SERIES 2007-A1 - REMIC PASS-THROUGH CERTIFICATES  
SERIES 2007-A1

1000 Technology Dr.  
O'Fallon, MO 63368

Contact Name and Address:

Contact: CH Mortgage, Inc.  
c/o Julie Kohn

Address: 1000 Technology Dr.  
O'Fallon, MO 63368

Telephone: 877-245-2514

**REAL ESTATE TRANSFER TAX**

20-Sep-2017

Mail To:

LAW OFFICES OF IRA T. NEVEL, LLC  
175 N. Franklin Street, Suite 201  
CHICAGO, IL, 60606  
(312) 357 1125  
Att No. 18837  
File No. 15-02839



<b>CHICAGO:</b>	0.00
<b>CTA:</b>	0.00
<b>TOTAL:</b>	0.00 *

13-30-403-051-0000 | 20170901624513 | 0-369-486-784

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

**REAL ESTATE TRANSFER TAX**

20-Sep-2017



<b>COUNTY:</b>	0.00
<b>ILLINOIS:</b>	0.00
<b>TOTAL:</b>	0.00

14-07-120-029-1004

| 20170901624772 | 1-296-765-888

Case # 15 CH 18851

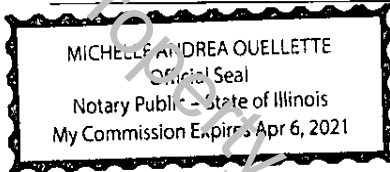
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## STATEMENT BY GRANTOR AND GRANTEE

The **grantor** or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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

9/6, 2017



Signature:

**Grantor or Agent**

Timothy R. Yueill

Subscribed and sworn to before me

By the said Michelle Andrea Ouellette

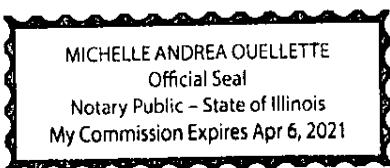
This 6, day of September, 2017

Notary Public Michelle Andrea Ouellette

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

9/6, 2017



Signature:

**Grantor or Agent**

Timothy R. Yueill

Subscribed and sworn to before me

By the said Michelle Andrea Ouellette

This 6, day of September, 2017

Notary Public Michelle Andrea Ouellette

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 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.)