

UNOFFICIAL COPY



\*1802429078\*

**JUDICIAL SALE DEED**

Doc# 1802429078 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/24/2018 03:12 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 August 15, 2017, in Case No. 17 CH 3294, entitled CITIMORTGAGE, INC. vs. ELAINE T. LANE, 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 November 16, 2017, does hereby grant, transfer, and convey to **CITIMORTGAGE, INC.** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

LOT 28 IN BLOCK 92 IN VILLAGE OF PARK FOREST AREA NUMBER 4, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF SECTION 35 AND THE WEST 1/2 OF SECTION 36, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS JUNE 25, 1951 AS DOCUMENT 15107640 IN COOK COUNTY, ILLINOIS.

Commonly known as 306 MOHAWK STREET, Park Forest, IL 60466

Property Index No. 31-35-210-020-0000

Grantor has caused its name to be signed to those present by its President and CEO on this 11th day of December, 2017.

**The Judicial Sales Corporation**

By:

Nancy R. Vallone  
President and Chief Executive Officer

**EXEMPTION APPROVED**

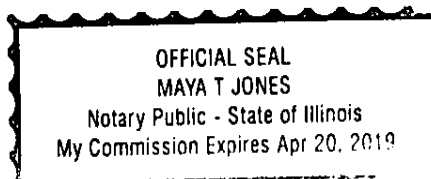
SHEILA C. McDERMOTT  
VILLAGE CLERK  
VILLAGE OF PARK FOREST

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

11th day of December, 2017

Notary Public



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

Property Address: 306 MOHAWK STREET, Park Forest, IL 60466

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 4 Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).12/12/17  
Date

Buyer, Seller or Representative

Timothy R. Yueill

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 17 CH 3294.

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:



CITIMORTGAGE, INC.  
 1000 Technology Dr.  
 O'Fallon, MO 63368

Contact Name and Address:

Contact: Citimortgage, Inc.  
c/o Julie Kohn  
 Address: 1000 Technology Dr.  
O'Fallon, MO 63368  
 Telephone: 877-245-2514

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. 17-00640

REAL ESTATE TRANSFER TAX		24-Jan-2018
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
31-35-210-020-0000   20180101688642		1-382-276-128

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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.

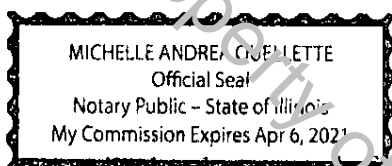
Dated

12/12, 2017

Signature:

Grantor or Agent

Timothy R. Yuell



Subscribed and sworn to before me

By the said Michelle Andrea Ouellette

This 12, day of December, 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.

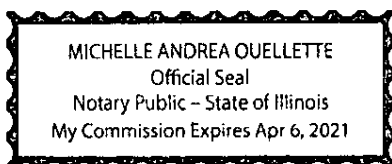
Dated

12/12, 2017

Signature:

Grantor or Agent

Timothy R. Yuell



Subscribed and sworn to before me

By the said Michelle Andrea Ouellette

This 12, day of December, 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.)