

TAX DEED-REGULAR FORM



18067290610

Doc# 1806729061 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/08/2018 12:49 PM PG: 1 OF 4

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

No. 37794 D.

At a PUBLIC SALE OF REAL ESTATE for the NON-PAYMENT OF TAXES held in the County of Cook on August 7, 2014, the County Collector sold the real estate identified by permanent real estate index number 17-04-113-100-1046 and legally described as follows:

See attached legal description;

Address: 719 W. Blackhawk Street, Chicago, Illinois.

And the real estate not having been redeemed from the sale, and it appearing that the holder of the Certificate of Purchase of said real estate has complied with the laws of the State of Illinois, necessary to entitle him to a Deed of said real estate, as found and ordered by the Circuit Court of Cook County;

I, DAVID D. ORR, County Clerk of the County of Cook, Illinois, 118 N. Clark Street, Rm. 434, Chicago, Illinois, in consideration of the premises and by virtue of the statutes of the State of Illinois in such cases provided, grant and convey to Galaxy Sites, LLC.

residing and having his (her or their) residence and post office address at 820 Church Street, Suite 200, Evanston, IL 60201,

his (her or their) heirs and assigns FOREVER, the said Real Estate hereinabove described.

The following provision of the Compiled Statutes of the State of Illinois, being 35 ILCS 200/22-85, is recited, pursuant to law:

"Unless the holder of the certificate purchased at any tax sale under this Code takes out the deed in the time provided by law, and records the same within one year from and after the time for redemption expires, the certificate or deed, and the sale on which it is based, shall, after the expiration of the one year period, be absolutely void with no right to reimbursement. If the holder of the certificate is prevented from obtaining a deed by injunction or order of any court, or by the refusal or inability of any court to act upon the application for a tax deed, or by the refusal of the clerk to execute the same deed, the time he or she is so prevented shall be excluded from computation of the one year period."

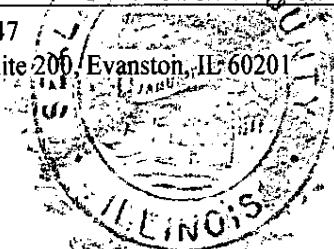
Given under my hand and seal, this 24th day of January, 2018.

David D. Orr
County Clerk

Rev 8/95

Prepared by: Brian A. Burak, Esq., 3116 RFD, Long Grove, IL 60047

Subsequent taxes & Return to: Galaxy Sites, LLC, 820 Church Street, Suite 200, Evanston, IL 60201



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Property of Cook County Clerk's Office

No. **37734** D.

In the matter of the application of the
County Treasurer for Order of Judgment
and Sale against Realty,

For the Year 2012

TAX DEED

DAVID P. ORR
County Clerk of Cook County, Illinois

TO

GALAXY SITES, LLC.

REAL ESTATE TRANSFER TAX

08-Mar-2018



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

17-04-113-100-1046 | 20180201604591 | 1-511-995-936

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

REAL ESTATE TRANSFER TAX

08-Mar-2018



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

17-04-113-100-1046 | 20180201604591 | 1-053-108-768

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"EXHIBIT A"

LEGAL DESCRIPTION

UNIT 719 IN NORTH TOWN VILLAGE CONDOMINIUM, AS DELINEATED ON A SURVEY OF A PORTION OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 2, 4 THROUGH 25, 27 THROUGH 30, AND 33 THROUGH 38 IN NORTH TOWN VILLAGE, BEING A SUBDIVISION OF PART OF VARIOUS LOTS, BLOCKS, STREETS AND ALLEYS IN BUTTERFIELD'S ADDITION TO CHICAGO IN THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS "EXHIBIT C" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR NORTH TOWN VILLAGE CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0010906035, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Grantor also hereby grants to grantee and its successors and assigns, as rights and easements appurtenant to the above-described real estate, the rights and easements for the benefit of the property set forth in the above-mentioned Declaration, and grantor reserves to itself and its successors and assigns the rights and easements set forth in the Declaration for the benefit of the remaining property described therein.

This Warranty Deed is subject to all rights, easements, restrictions, conditions, covenants, and reservations contained in the Declaration, the same as though the provisions of the Declaration were recited and stipulated at length herein.

PIN NUMBERS:

17-04-113-083 (Lot 2)	17-04-113-096 (Lot 15)	17-04-145-002 (Lot 28)
17-04-113-085 (Lot 4)	17-04-113-097 (Lot 16)	17-04-145-003 (Lot 29)
17-04-113-086 (Lot 5)	17-04-113-098 (Lot 17)	17-04-145-004 (Lot 30)
17-04-113-087 (Lot 6)	17-04-144-001 (Lot 18)	17-04-145-007 (Lot 33)
17-04-113-088 (Lot 7)	17-04-144-002 (Lot 19)	17-04-145-008 (Lot 34)
17-04-113-089 (Lot 8)	17-04-144-003 (Lot 20)	17-04-145-009 (Lot 35)
17-04-113-090 (Lot 9)	17-04-144-004 (Lot 21)	17-04-145-010 (Lot 36)
17-04-113-091 (Lot 10)	17-04-144-005 (Lot 22)	17-04-145-011 (Lot 37)
17-04-113-092 (Lot 11)	17-04-144-006 (Lot 23)	17-04-145-012 (Lot 38)
17-04-113-093 (Lot 12)	17-04-144-007 (Lot 24)	
17-04-113-094 (Lot 13)	17-04-144-008 (Lot 25)	
17-04-113-095 (Lot 14)	17-04-145-001 (Lot 27)	

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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 and hold title to real estate under the laws of the State of Illinois.

Dated February 16, 2018

Signature: David D. Orr (Grantor or Agent)

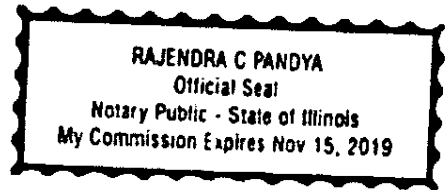
Subscribed and sworn to before me by the

said David D. Orr

this 16th day of February

2018

Rajendra Pandya (Notary Public)



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 and hold title to real estate under the laws of the State of Illinois.

Dated February 21st, 2018

Signature: Glenday Rosner (Grantee or Agent)

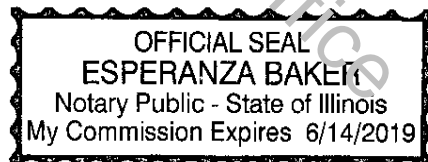
Subscribed and sworn to before me by the

said AGENT

this 21st day of February

2018

Esperanza Baker (Notary Public)



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 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.]