

# 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 October 24, 2017, in Case No. 16 CH 7631, entitled WELLS FARGO BANK, N.A. vs. BRIAN T. JONES A/K/A BYRON JONES, 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 January 25, 2018, does hereby grant, transfer, and convey to **THE SECRETARY OF VETERANS AFFAIRS, AN OFFICER OF THE UNITED STATES OF AMERICA**, by assignment the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

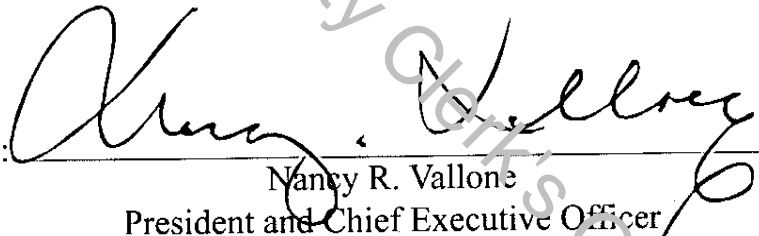
LOT 26 IN RE-SUBDIVISION OF LOTS 1 TO 49 IN BLOCK 62 IN SUBDIVISION OF BLOCKS 32, 33 AND 62 IN DEWEY AND VANCES' SUBDIVISION OF THE SOUTH 1/2 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


Commonly known as 7801 SOUTH HERMITAGE AVENUE, Chicago, IL 60620

Property Index No. 20-30-433-001-0000

Grantor has caused its name to be signed to those present by its President and CEO on this 5th day of March, 2018.



**The Judicial Sales Corporation**

By:   
 Nancy R. Vallone  
 President and Chief Executive Officer

REAL ESTATE TRANSFER TAX		29-Mar-2018
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

20-30-433-001-0000 | 20180301615005 | 1-822-469-664

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

REAL ESTATE TRANSFER TAX		29-Mar-2018
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

20-30-433-001-0000 | 20180301615005 | 1-896-011-296



Doc# 1808845009 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/29/2018 10:09 AM PG: 1 OF 4

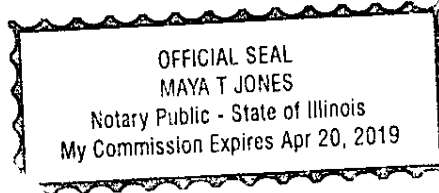
JA

# UNOFFICIAL COPY JUDICIAL SALE DEED

Property Address: 7801 SOUTH HERMITAGE AVENUE, Chicago, IL 60620

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  
5th day of March, 2018



*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            Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

           /             
Date / Buyer, Seller or 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 16 CH 7631.

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:  
THE SECRETARY OF VETERANS AFFAIRS, AN OFFICER OF THE UNITED STATES OF AMERICA, by assignment  
3401 WEST END AVENUE, SUITE 760W  
Nashville, TN, 37203

Contact Name and Address:

Contact: SHANNON SCOTT  
Address: 3476 STATEVIEW BLVD  
Fort Mills, SC 29715  
Telephone: 414-214-4784

Exempt under Real Estate Transfer  
Act Sec. 4 Par B & Cook County  
Ord. 93104 Par. M  
Date 3/6/18 Sign [Signature] Jing Lakhani  
Enclosure Specialist

Mail To:

SHAPIRO KREISMAN & ASSOCIATES, LLC  
2121 WAUKEGAN RD., SUITE 301  
Bannockburn, IL, 60015  
(847) 291 1717  
Att No. 42168  
File No. 16-079403

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## Exhibit A

Information required by 735 ILCS 15-1509.5

Name of Grantee: Secretary of Veterans Affairs, an Officer of the United States of America

Address of Grantee: Loan Guaranty Service, 3401 West End Avenue, Suite 760W, Nashville, TN 37203

Telephone Number: (414) 214-4784

Name of Contact Person for Grantee: Shannon Scott

Address of Contact Person for Grantee: 3476 Stateview Blvd.  
Fort Mill, SC 29715

Contact Person Telephone Number: (414) 214-4784

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

### GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: March | 06 | 2018

SIGNATURE:  Hina Lakhani  
Foreclosure Specialist  
GRANTOR or AGENT

**GRANTOR NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public: Michelle Breitzman

By the said (Name of Grantor): The Judicial Sales Corporation

On this date of: March | 06 | 2018

NOTARY SIGNATURE: 

**AFFIX NOTARY STAMP BELOW**



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: March | 06 | 2018

SIGNATURE:  Hina Lakhani  
Foreclosure Specialist  
GRANTEE or AGENT

**GRANTEE NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

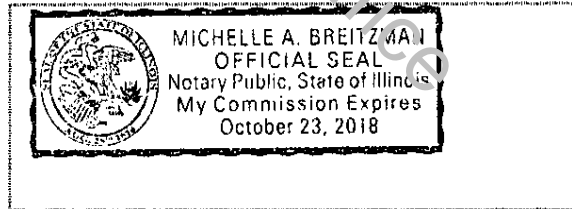
Subscribed and sworn to before me, Name of Notary Public: Michelle Breitzman

By the said (Name of Grantee): The Secretary of Veterans Affairs

On this date of: March | 06 | 2018

NOTARY SIGNATURE: 

**AFFIX NOTARY STAMP BELOW**



### CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 Act: (35 ILCS 200/Art. 31)**)