

UNOFFICIAL COPY

TAX DEED-REGULAR FORM



\*1809922047D\*

Doc# 1809922047 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/09/2018 02:18 PM PG: 1 OF 3

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

No. 37931 D.

At a PUBLIC SALE OF REAL ESTATE for the NON-PAYMENT OF TAXES held in the County of Cook on August 5, 2014, the County Collector sold the real estate identified by permanent real estate index number 03-04-201-025-1022 and legally described as follows:

Unit Number 2J in Building 1 in Fairway Greens Condominium, as delineated on a survey of the following described tract of land: Lot 1 in Fairway Greens Subdivision, being a Subdivision of part of the Northeast 1/4 and the Southeast 1/4 of Section 3, Township 42 North, Range 11, East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "A" to the Declaration of Condominium recorded July 8, 2005 as Document Number 0518939010; together with its undivided percentage interest in the common elements.

Address: 590 Fairway View Drive, Unit 1-2J, Wheeling, 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 21st day of MARCH, 2018

*David D Orr*

County Clerk



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

Subsequent taxes & Return to: Galaxy Sites, LLC., 820 Church St., suite 200, Evanston, IL 60201

Real Estate Transfer Approved  
Initials BB Date 4/2/18  
VALID FOR A PERIOD OF THIRTY (30) DAYS FROM THE DATE OF ISSUANCE

*BB*

# UNOFFICIAL COPY

No. **37931** 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 D. CRR**  
County Clerk of Cook County, Illinois

TO

**GALAXY SITES, LLC**

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

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

DATED: 03/23/2018

SIGNATURE: David D. Orr  
GRANTOR or AGENT

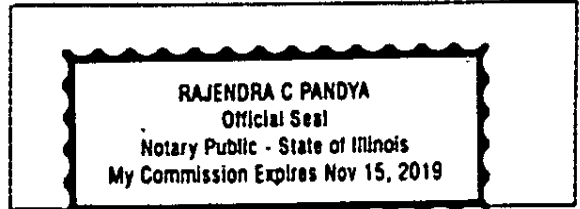
**GRANTOR NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

By the said (Name of Grantor): DAVID D. ORR

On this date of: 03/23/2018

NOTARY SIGNATURE: [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 and hold title to real estate under the laws of the State of Illinois.

DATED: 03/29/2018

SIGNATURE: [Signature]  
GRANTEE or AGENT

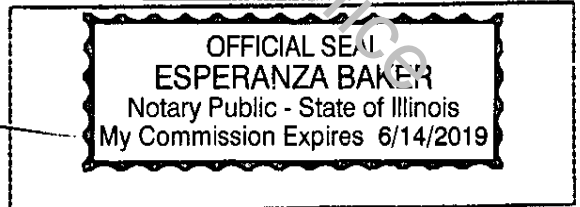
**GRANTEE NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

By the said (Name of Grantee): Galaxy Sites, LLC

On this date of: March 29, 2018

NOTARY SIGNATURE: [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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**