


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 January 18, 2018, in Case No. 17 CH 9293, entitled GOLDEN REEF TRUST, A DELAWARE STATUTORY TRUST vs. CHARLOTTE CRUZ, 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 April 23, 2018, does hereby grant, transfer, and convey to **GOLDEN REEF TRUST, A DELAWARE STATUTORY TRUST** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:



Doc# 1815644008 Fee \$44.00
 RHSP FEE: \$9.00 RPRF FEE: \$1.00
 AFFIDAVIT FEE: \$2.00
 KAREN A. YARBROUGH
 COOK COUNTY RECORDER OF DEEDS
 DATE: 05/05/2018 10:21 AM PG: 1 OF 4

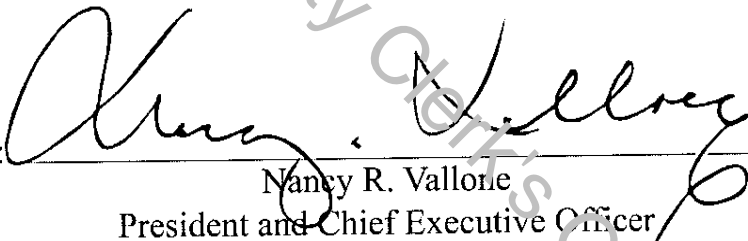
LOT 41 IN BLOCK 1 IN MCLEAN'S EARFIELD BOULEVARD ADDITION, BEING A SUBDIVISION OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


Commonly known as 5526 SOUTH CALIFORNIA AVENUE, Chicago, IL 60629

Property Index No. 19-13-107-033-0000

Grantor has caused its name to be signed to those present by its President and CEO on this 30th day of May, 2018.



The Judicial Sales Corporation

By: 
 Nancy R. Vallone
 President and Chief Executive Officer

REAL ESTATE TRANSFER TAX	05-Jun-2018
 CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

19-13-107-033-0000 | 20180501683789 | 0-124-437-280

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

REAL ESTATE TRANSFER TAX	05-Jun-2018
 COUNTY:	0.00
 ILLINOIS:	0.00
TOTAL:	0.00

19-13-107-033-0000 | 20180501683789 | 1-414-349-600

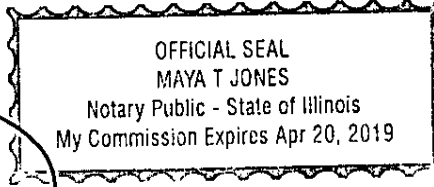
RM

UNOFFICIAL COPY JUDICIAL SALE DEED

Property Address: 5526 SOUTH CALIFORNIA AVENUE, Chicago, IL 60629

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 May, 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

Grantor's Name and Address:
THE JUDICIAL SALES CORPORATION
One South Wacker Drive, 24th Floor
Chicago, Illinois 60606-4650
(312)236-SALE

Exempt under Real Estate Transfer
Act Sec. 4 Par. L & Cook County
Ord. 93104 Par. M
Date _____ Sign 5/31/2018

Grantee's Name and Address and mail tax bills to:
GOLDEN REEF TRUST, A DELAWARE STATUTORY TRUST
8950 CYPRESS WATERS BLVD
Coppell, TX, 75019

Hina Lakhani

Foreclosure Specialist

Contact Name and Address:

Contact: ALI AFROUZEH
Address: 1600 SOUTH DOUGLASS ROAD, SUITE 130A
Anaheim, CA 92806
Telephone: 877-277-2235

Mail To:

SHAPIRO KREISMAN & ASSOCIATES, LLC
2121 WAUKEGAN RD., SUITE 301
Bannockburn, IL, 60015
(847) 291 1717
Att No. 42168
File No. 17-083488

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Exhibit A

Information required by 735 ILCS 15-1509.5

Name of Grantee: Golden Reef Trust, a Delaware Statutory Trust

Address of Grantee: 8950 Cypress Waters Blvd, Coppell, Texas 75019

Telephone Number: (877) 277-2235

Name of Contact Person for Grantee: Ali Afrouzeh

Address of Contact Person for Grantee: 1600 South Douglass Road, Suite 130A,
Anaheim, CA 92806

Contact Person Telephone Number: (877) 277-2235

Property of Cook County Clerk's Office

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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.

Nawasha Jackson
Foreclosure Specialist

DATED: May | 31 | 2018

SIGNATURE: [Signature]
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:

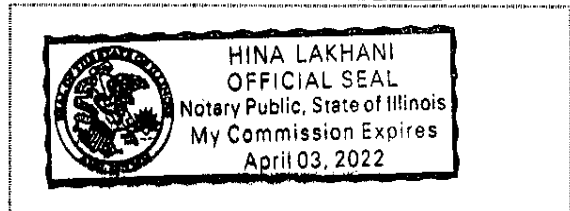
HINA LAKHANI

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

AFFIX NOTARY STAMP BELOW

On this date of: May | 31 | 2018

NOTARY SIGNATURE: [Signature]



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.

Nawasha Jackson
Foreclosure Specialist

DATED: May | 31 | 2018

SIGNATURE: [Signature]
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:

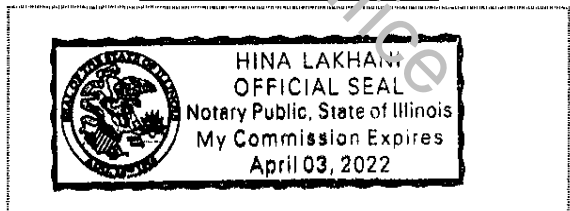
HINA LAKHANI

By the said (Name of Grantee): GOLDEN REEF TRUST

AFFIX NOTARY STAMP BELOW

On this date of: May | 31 | 2018

NOTARY SIGNATURE: [Signature]



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)**)