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EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 04/03/2019 04:30 PM PG: 1 OF 3

FOR RECORDER'S USE

(Cover Page For Recording Purposes Only)

ORDER

PERMANENT INDEX NUMBER: 25-04-324-040-0000

ADDRESS: 716 West 95th Street
Chicago, Illinois 60643

LEGAL DESCRIPTION:

Lot 26 (except that part thereof taken for streets) in Block 6 in Walden and Mulvane's Subdivision of the South 3/4 of the Southwest 1/4 of the Southwest 1/4 of Section 4, Township 37 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois

EQUITY ONE INVESTMENT FUND, LLC
P O BOX 417
SUGAR GROVE, IL 60554

JA

UNOFFICIAL COPYIN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT, COUNTY DIVISION

IN THE MATTER OF THE APPLICATION)
 OF THE COUNTY TREASURER AND EX-)
 OFFICIO COUNTY COLLECTOR OF COOK) NO.: 2017 CoTD 4380
 COUNTY, ILLINOIS FOR JUDGMENT AND)
 ORDER OF SALE OF LAND AND LOTS)
 UPON WHICH ALL OR A PART OF THE)
 GENERAL TAXES FOR THE YEAR OF 2013)
 ARE DELINQUENT.)
)
)
 PETITION OF EQUITY ONE INVESTMENT FUND, LLC)

ORDER

This cause coming to be heard on the Motion of EQUITY ONE INVESTMENT FUND, LLC to Declare Order Directing Issuance of Tax Deed and Tax Deed Void and for a Refund Pursuant to 35 ILCS 200/22-80(A), this Court having jurisdiction over the parties and subject matter and based upon testimony elicited and the evidence offered and admitted,

IT IS HEREBY ORDERED, ADJUDGED AND DECREED:

1. That EQUITY ONE INVESTMENT FUND, LLC'S Motion to Declare Order Directing the Issuance of Tax and Tax Deed Void and for a Refund Pursuant to 35 ILCS 200/22-80(A) is granted.
2. That the Order Directing the Issuance of Tax Deed entered on September 7, 2018 is declared void.
3. That Tax Deed Number 38356, recorded with the Cook County Recorder of Deed as document number 1826834041 on September 28, 2018 is declared void and held for naught.
4. That the August 5, 2015 tax sale to Petitioner EQUITY ONE INVESTMENT FUND, LLC for real estate taxes for the year 2013 and prior years, on the property identified by permanent index number 25-04-324-040-0006, as evidenced by Certificate of Purchase of No.: 13-0012448 is declared a sale in error.
5. The County Treasurer is directed to refund to Petitioner EQUITY ONE INVESTMENT FUND, LLC, or its Assignee the principal amount of the sale plus all costs posted to the tax judgment, sale, redemption and forfeiture record corroborated by attached receipt, certified copy of judgment book or affidavit.
6. The County Treasurer is directed to refund to Petitioner EQUITY ONE INVESTMENT FUND, LLC or its Assignee, subsequent taxes paid but not posted to the tax judgment, sale, redemption and forfeiture record by the Petitioner for the years: 2016 2nd Installment that is corroborated by attached receipt or affidavit. The County Treasurer is also directed to refund to Petitioner EQUITY ONE INVESTMENT FUND, LLC or its Assignee, all court reporter

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fees for the hearing on the application for tax deed and transcript, thereof, costs of certification of tax deed order, cost of issuance of tax deed and cost of recording of tax deed that is corroborated by attached receipt or affidavit.

7. The refund shall be awarded:

 X with interest thereon in accord with 35 ILCS 200/21-310 and 200/21-315;

EQUITY ONE INVESTMENT FUND, LLC shall tender a copy of the certificate, posting receipts, receipts for cost not posted and a stamped copy of the order to the County Treasurer and Ex-Officio County Collector of Cook County within ten (10) days of the date hereof. If the above documentation supporting the issuance of the check is not received within 10 days, interest accrual will cease on the eleventh day and will not begin to accrue again until the date when those documents are received by the County Treasurer.

8. The County Treasurer shall tender the refund check to EQUITY ONE INVESTMENT FUND, LLC when EQUITY ONE INVESTMENT FUND, LLC presents this Order to the Cook County Clerk.

9. The County Treasurer and Ex-Officio Collector of Cook County and the Cook County Clerk mark their official books and records to reflect the vacation of the aforementioned tax sale and the entry of this order.

10. The above-referenced case is hereby dismissed.

Dated:

ENTER:

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Judge

Heather A. Ottenfeld, #39731
Attorney for Petitioner
19 South LaSalle Street, Suite 602
Chicago, IL 60603
847.721.4996
Heather.ottenfeld@lohopc.com

ENTERED
JUDGE CAROL KIPPERMAN, 1528
FEB 14 2019
DOROTHY BROWN
CLERK OF THE CIRCUIT COURT
OF COOK COUNTY, IL
DEPUTY CLERK

APR 03 2019
CLERK OF THE CIRCUIT COURT OF COOK COUNTY, IL