

# UNOFFICIAL COPY

## FORECLOSURE 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 June 3, 2019, in Case No. 18 CH 13350, entitled WELLS FARGO BANK, N.A. vs. NORRIS R. MCDONALD, 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 September 4, 2019, does hereby grant, transfer, and convey to **WELLS FARGO BANK, N.A.** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

**LOT 23 IN BLOCK 31 IN CORNELL, A SUBDIVISION IN SECTION 26 AND 35, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Commonly known as 7447 SOUTH ELLIS AVENUE, CHICAGO, IL 60619

Property Index No. 20-26-127-012-0000

Grantor has caused its name to be signed to those present by its President and CEO on this 10th day of October, 2019.

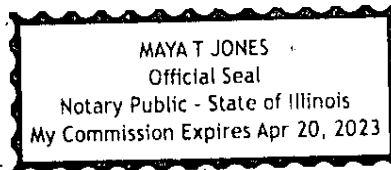
**The Judicial Sales Corporation**

By *Pamela Murphy-Boylan*  
Pamela Murphy-Boylan  
President and Chief Executive Officer

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 Pamela Murphy-Boylan, 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  
10th day of October, 2019

*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.



\*1929822022\*

Doc# 1929822022 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/25/2019 09:23 AM PG: 1 OF 3

S Y  
P 3  
S      
M X  
SC      
E X  
INT

# UNOFFICIAL COPY JUDICIAL SALE DEED

Property Address: 7447 SOUTH ELLIS AVENUE, CHICAGO, IL 60619

Exempt under provision of Paragraph \_\_\_\_\_ Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

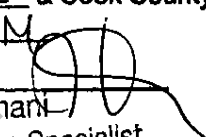
\_\_\_\_\_  
Date Buyer, Seller or Representative


Grantor's Name and Address:  
**THE JUDICIAL SALES CORPORATION**  
One South Wacker Drive, 24th Floor  
Chicago, Illinois 60606-4650  
(312)236-5711

Grantee's Name and Address and mail tax bills to:  
WELLS FARGO BANK, N.A.  
1 HOME CAMPUS  
DES MOINES, IA 50328  
(515) 398-3894

Contact Name and Address:  
Contact: NAVIN DUTTA  
Address: 1 HOME CAMPUS  
DES MOINES, IA 50328  
Telephone: (515) 398-3894



Mail To:  
SHAPIRO KREISMAN & ASSOCIATES, LLC  
2121 WAUKEGAN RD., SUITE 301  
Bannockburn, IL, 60015  
Att No. 42168  
File No. 18-087912

Exempt under Real Estate Transfer  
Act Sec. 4 Par. L & Cook County  
Ord. 93104 Par. M  
Date 10/14/19 Sign   
Hina Laxhan  
Foreclosure Specialist

REAL ESTATE TRANSFER TAX		25-Oct-2019
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

20-26-127-012-0000 | 20191001626552 | 1-733-885-556

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

REAL ESTATE TRANSFER TAX		25-Oct-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

20-26-127-012-0000 | 20191001626552 | 0-030-654-048

# 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: OCT 14, 2019

SIGNATURE:   
Erica Naumann  
Foreclosure Specialist  
GRANTOR or AGENT

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

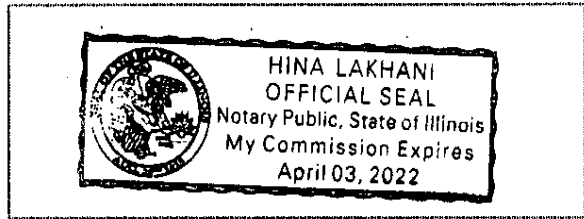
Subscribed and sworn to before me, Name of Notary Public: HINA LAKHANI

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

On this date of: OCT 14, 2019

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: OCT 14, 2019

SIGNATURE:   
Erica Naumann  
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: HINA LAKHANI

By the said (Name of Grantee): WELLS FARGO BANK, N.A

On this date of: OCT 14, 2019

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)**