

# UNOFFICIAL COPY

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Edward M. Moody  
Cook County Recorder of Deeds  
Date: 12/04/2019 09:59 AM Pg: 1 of 4

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*(Space Above reserved for Recorder of Deeds certification)*

*Prepared by / Return To: Kozeny & McCubbin LC., 12400 Olive Blvd., Ste. 555, St. Louis, MO 63141, 314/991/0255*

**TITLE OF DOCUMENT:** DEFAULT JUDGMENT

**DATE OF DOCUMENT:** August 21, 2019

**GRANTOR(S):** BANK OF AMERICA, N.A.

**GRANTOR ADDRESS:** C/o Kozeny & McCubbin LC.,  
12400 Olive Blvd., Ste. 555, St. Louis, MO 63141

**GRANTEE(S):** FMF CAPITAL, LLC successor by merger to  
FRANKLIN MORTGAGE FUNDING

**GRANTEE(S) ADDRESS:** 500 N. Michigan Ave., Suite 600, Chicago, IL 60611

**DOCUMENT EFFECTED:** Instrument No. 0030438603

**LEGAL DESCRIPTION:**

**LOT 26 IN SCHWABA'S RESUBDIVISION OF LOTS 1 TO 18 IN BLOCK 46 OF NORWOOD PARK, IN THE EAST ½ OF THE SOUTHWEST ¼ OF FRACTIONAL SECTION 31, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

**Commonly known and numbered as: 6466 N. Newland, Chicago, IL, 60631.**

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IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS  
CHANCERY DIVISION

BANK OF AMERICA, N.A.,	)	
	)	Case No. 2019CH01050
Plaintiff,	)	
	)	
v.	)	
	)	
FMF CAPITAL, LLC successor by merger	)	
to FRANKLIN MORTGAGE FUNDING	)	
	)	
Defendant.	)	

DEFAULT JUDGMENT

NOW ON THIS 21<sup>st</sup> day of August, 2019, the above-entitled matter comes before the Court for hearing. Plaintiff appears by its attorneys, Kozeny & McCubbin, L.C. Defendant FMF CAPITAL, LLC successor by merger to FRANKLIN MORTGAGE FUNDING, does not appear and is in default.

The Court, after examining the files and records herein and being fully advised in the premises, considers and finds that the Defendant named herein was duly and properly served with process as provided by law; that said service is in conformity with the law and should be, and hereby is approved and confirmed by the Court. The Court finds that it has jurisdiction of all the parties to this action and of the subject matter thereof and that the case is ready for judgment.

Thereupon, the Court, having examined the pleadings, including but not limited to the Complaint which has been verified by Plaintiff, and heard the statements of counsel and being fully advised of the premises, finds generally in favor of Plaintiff and against the Defendant; and finds that all of the allegations contained in Plaintiff's Verified Complaint are true and correct; that Plaintiff is the true owner of the Note and Mortgage more fully described in Plaintiff's Verified Complaint and that Plaintiff is entitled to the relief prayed for in its Verified Complaint.

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IT IS THEREFORE BY THE COURT CONSIDERED, ORDERED, ADJUDGED AND DECREED that Plaintiff BANK OF AMERICA, N.A.'s interest in the Property, as holder of the Note and the Mortgage dated February 28, 2003, and recorded on April 1, 2003, as Instrument No. 0030438603 in the Cook County Recorder of Deeds Office, has a paramount claim to that of Defendant FMF CAPITAL, LLC successor by merger to FRANKLIN MORTGAGE FUNDING on and against the Property, more fully described as:

LOT 25 IN SCHWABA'S RESUBDIVISION OF LOTS 1 TO 18 IN BLOCK 46 OF NORWOOD PARK, IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF FRACTIONAL SECTION 31, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known and numbered as: 6466 N. Newland, Chicago, IL, 60631;

that the proper holder of the Mortgage is declared and adjudged to be Bank of America, N.A.

All costs to Plaintiff.

SO ORDERED:

Neil H. Cohen # Dated: 8/21/19  
Circuit Court Judge

ENTERED  
Judge Neil H. Cohen-2021  
AUG 21 2019  
DOBOOTHY BROWN  
CLERK OF THE CIRCUIT COURT  
OF COOK COUNTY, IL  
DEPUTY CLERK

ORDER FOR DEFAULT JUDGMENT  
PREPARED AND SUBMITTED BY:  
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Attorneys for Plaintiff

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Property of Cook County Clerk's Office

I hereby certify that the document to which this  
certification is affixed is a true copy.  
Date **NOV 19 2019**  
**DOROTHY BROWN**  
Dorothy Brown  
Clerk of the Circuit Court  
of Cook County, IL

