



1935717236D

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 August 13, 2019, in Case No. 2018 CH 05979, entitled BYLINE BANK, AS SUCCESSOR IN INTEREST TO RIDGESTONE BANK vs. AJAY A.

Doc# 1935717236 Fee \$88.00

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

EDWARD M. HOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 12/23/2019 03:12 PM PG: 1 OF 3

BHATIA , AN INDIVIDUAL, 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 30, 2019, does hereby grant, transfer, and convey to **LILY POND LLC C SERIES, an Illinois series limited liability company** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

PARCEL 1:

Unit 107C in the A venue Lake Condominiums, as delineated on a plat of survey of the following described tract of land: Lots 22 and 23 in Holley and Smith's Subdivision of Lot 18 in Kettlestring's Subdivision and of Lots 1 and 2 in Scoville's Subdivision of Lot 17 in said Kettlestring's Subdivision of land in the Southeast corner of the Northwest Quarter of Section 7, Township 39 North, Range 13 East of the Third Principal Meridian, which plat of survey is attached as Exhibit "A" to the declaration of condominium ownership recorded January 10, 2007 as document 0701015042, as amended from time to time, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

PARCEL 2:The exclusive right to use Storage Space(s) 107CS, limited common elements, as defined and set forth in said declaration of condominium ownership recorded January 10, 2007 as document 0701015042.

Commonly known as 107 N. OAK PARK AVENUE, UNIT 107C, OAK PARK, IL 60301

Property Index No. 16-07-129-036-1003

Grantor has caused its name to be signed to those present by its President and CEO on this 19th day of December, 2019.

The Judicial Sales Corporation

By *Pamela Murphy-Boylan*

Pamela Murphy-Boylan

President and Chief Executive Officer

EXEMPTION APPROVED

Steven E. Drazner
Steven E. Drazner, CFO
Village of Oak Park

SY
P3
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SC
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IN

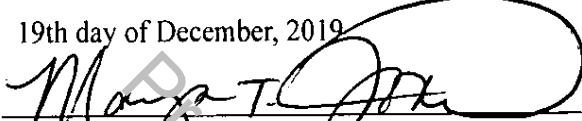
UNOFFICIAL COPY JUDICIAL SALE DEED

Property Address: 107 N. OAK PARK AVENUE, UNIT 107C, OAK PARK, IL 60301

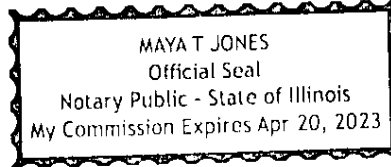
State of IL, County of COOK ss, I, Maya T. Jones, a Notary Public, in and for the County and State aforesaid, do hereby certify that Pamela Murphy-Boylan, personally known to me to be the President and CEO of The Judicial Sales Corporation, appeared before me this day in person and acknowledged that 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

19th day of December, 2019



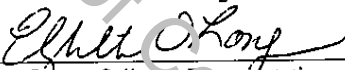
Notary Public



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 E Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

12-19-19
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

Grantee's Name and Address and mail tax bills to:


LILY POND LLC C SERIES, an Illinois series limited liability company
180 N. LaSalle St., 3rd Floor
Chicago, IL 60601

Contact Name and Address:



Contact: Lily Pond LLC C Series
Address: 180 N. LaSalle St., 3rd Floor
Chicago, IL 60601

Telephone: _____

EXEMPTION APPROVED


Steven E. Drazner, CFO
Village of Oak Park

Mail To:
CHUHAK & TECSON, P.C.
30 S. WACKER DRIVE, STE. 2600
CHICAGO, IL, 60606
Att No. 70693
File No. 19918-64905

REAL ESTATE TRANSFER TAX		23-Dec-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

16-07-129-036-1003 | 20191201677946 | 0-595-473-760

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois partnership, 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.

Date: December 19, 2019

By: *Elbert Shroy*

SUBSCRIBED and SWORN to before me this 19th day of December, 2019.



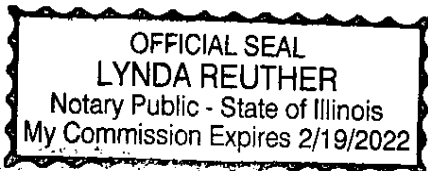
Lynda Reuther
NOTARY PUBLIC
My commission expires: February 19, 2022

The grantee or his/her agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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.

Date: December 19, 2019

By: *Elbert Shroy*

SUBSCRIBED and SWORN to before me this 19th day of December, 2019.



Lynda Reuther
NOTARY PUBLIC
My commission expires: February 19, 2022

Note: 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 5 of the Illinois Real Estate Transfer Act.]

EXEMPTION AP

Steven E. Drazner
Steven E. Drazner,
Village of Oak