



2036316034

Doc# 2036316034 Fee \$93.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/28/2020 03:09 PM PG: 1 OF 4

SCRIVENER'S AFFIDAVIT

Prepared By: (Name & Address)

LAW OFFICES OF HEATHER OTTENFELD, PC,
19 S LA SALLE ST, STE 602
CHICAGO IL 60602

Property Identification Number:

25-05-113-034-0000

Document Number to Correct:

1914117113

Attach complete legal description

I, HEATHER OTTENFELD, the affiant and preparer of this Scrivener's Affidavit, whose relationship to the above-referenced document number is (ex. drafting attorney, closing title company, grantor/grantee, etc.):

ATTORNEY

do hereby swear and affirm that Document Number:

1914117113

included the following mistake: THE NORTH 1/3 OF LOT 16 AND

THE SOUTH 1/3 OF LOT 19 IN B1K 6 IN E.L. BRUNNEN'S RESSUB OF B1Ks 1 TO 8 INCL AND W.C. 1618 S1/2 OF THE E1/2 OF THE NW1/4 (EX THE SE1/4 OF THE SE1/4 OF THE NW1/4) OF SEC 5, TOWNSHIP 37 N, R 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

which is hereby corrected as follows: (use additional pages as needed), or attach an exhibit which includes the correction—but **DO NOT ATTACH** the original/certified copy of the originally recorded document:

SEE ATTACHED EXHIBIT "A"

Finally, I HEATHER OTTENFELD, the affiant, do hereby swear to the above correction, and believe it to be the true and accurate intention(s) of the parties who drafted and recorded the referenced document.

Affiant's Signature Above

Date Affidavit Executed

State of ILLINOIS
County of COOK

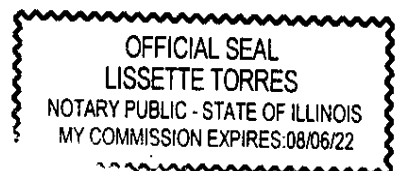
NOTARY SECTION:

I, LISSETTE TORRES, a Notary Public for the above-referenced jurisdiction do hereby swear and affirm that the above-referenced affiant did appear before me on the below indicated date and affix her/his signature or marking to the foregoing Scrivener's Affidavit after providing me with a government issued identification, and appearing to be of sound mind and free from any undue coercion or influence. **AFFIX NOTARY STAMP BELOW**

Notary Public Signature Below Date Notarized Below

[Signature]

10/4/2020



S Y
P 4-66
S N
M Y
SC Y
E N
INT AV
D 10-7-20

UNOFFICIAL COPY

TAX DEED – ANNUAL TAX SALE

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)
00103

No.: _____ Y

Case Number: 2017cotd004820

Preparer's Information (Name & Address):

Law Offices of Heather Ottenfeld, PC
19 S. Lasalle St., Suite 602
Chicago, IL 60603

TAX DEED PURSUANT TO §35 ILCS 200/22. Tax Deeds and Procedures

At a PUBLIC SALE OF REAL ESTATE for the NON-PAYMENT OF TAXES held in Cook County on: August 5, 2015, the County Collector sold the real property identified by the Property Identification Number of: 25-05-113-034-0000 and the ATTACHED legal Description, and Commonly Referred to Address of: 8829 South Ada Street, Chicago, IL 60620. And the real property not having been redeemed from the sale, and it appearing that the holder of the Certificate of Purchase of said real property has complied with the laws of the State of Illinois, necessary to entitle her, him or it, to a Deed of said real property, as found and ordered by the Circuit Court of Cook County in Case Number: 2017cotd004820;

Furthermore, I, **KAREN A. YARBROUGH**, County Clerk of the County of Cook, in the State of Illinois, with an office located at **118 North Clark Street, Room 434, in Chicago, Illinois 60602**, in consideration of the premises and by virtue of the compiled statutes of the State of Illinois in such cases provided, grant and convey to the GRANTEE(S): Sabre Investments, LLC which has/have a residence of: 19 S. Lasalle St., Suite 602, Chicago, IL 60603 and to his, hers, its or their heirs, successors and assigns **FOREVER**, the above-referenced real estate, as described.

Finally, the following provision of the Compiled Statutes of the State of Illinois, **§35 ILCS 200/22-85**, is recited, as required by law:

"Unless the holder of the certificate purchased at any tax sale under this Code takes out the deed in the time provided by law, and records the same within one year from and after the time for redemption expires, the certificate or deed, and the sale on which it is based, shall, after the expiration of the one year period, be absolutely void with no right to reimbursement. If the holder of the certificate is prevented from obtaining a deed by injunction or order of any court or the refusal or inability of any court to act upon the application for a tax deed, or by the refusal of the clerk to execute the same deed, the time her or she is so prevented shall be excluded from computation of the one year period."

Given under my hand and seal, this 07th day of February, in the year 2019,
OFFICIAL SEAL OF COOK COUNTY:


Clerk of Cook County
KAREN A. YARBROUGH, COOK COUNTY CLERK

UNOFFICIAL COPY

ANNUAL TAX SALE DEED

KAREN A. YARBROUGH | COUNTY CLERK OF COOK COUNTY, ILLINOIS

LEGAL DESCRIPTION FOR PROPERTY (or attach if more space needed):

THE NORTH 1/3 OF LOT 18 AND THE SOUTH 1/3 OF LOT 19 IN BLOCK 6 IN
E.L. BRAINERD'S RESUBDIVISION OF BLOCKS 1 TO 8 INCLUSIVE AND 11 IN W.O. COLE'S
SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 (EXCEPT THE SOUTHEAST 1/4 OF THE
SOUTHEAST 1/4 OF THE NORTHWEST 1/4) OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 14,
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

TAX DEED NUMBER:

05103

No. _____ Y

MAIL FUTURE TAX BILLS TO:

SABRE INVESTMENTS, LLC
19 S. Lasalle St., Suite 602
Chicago, IL 60603

EXEMPTION LANGUAGE:

The foregoing Tax Deed is issued pursuant to §35 ILCS 200/21-260(e). Collector's Annual Tax Sale is EXEMPT from all Real Estate Transfer Taxes pursuant to the Illinois Real Estate Transfer Tax Law §35 ILCS 200/31-45, subparagraph F, and Cook County Ordinance §93-0-27, paragraph F. Please sign and date below to attest to this claim on behalf of the submitter of the foregoing conveyance

instrument.

Heather O'Connell

Printed Name (Above)

Signature (Above)

2/7/11

Date Signed (Above)

PLEASE AFFIX MUNICIPAL TRANSFER TAX STAMPS BELOW AS NECESSARY (OR ATTACH AS A SEPARATE PAGE)

UNOFFICIAL COPY

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

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 and hold title to real estate under the laws of the State of Illinois.

DATED: 03 | 09 | 2020

SIGNATURE: [Signature]
GRANTOR or AGENT

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

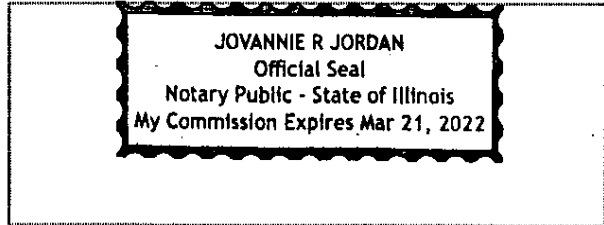
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): Karen A. Yarbrough

On this date of: 03 | 09 | 2020

NOTARY SIGNATURE: Jovannie P. Jordan

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 and hold title to real estate under the laws of the State of Illinois.

DATED: 3 | 9 | 2020

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:

By the said (Name of Grantee): Heather Ottenlidd

On this date of: 3 | 9 | 2020

NOTARY SIGNATURE: Lissette Torres

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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)