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2111922007D

2800 - Affidavit Filed
4612 - Order Approving Judge's Deed
Judge's Deed (12/01/20) CCDR 0040 A

Doc# 2111922007 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/29/2021 09:17 AM PG: 1 OF 5

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS

IVONA OSMAN aka CIEZOBKA

Petitioner

and

JANUSZ SKRZYPIEC

Respondent

Recorder's use only

JUDGE'S DEED

WHEREAS, on the 11 day of MARCH, 2021, in Case Number 12D530412, entitled IN RE: MARRIAGE/CIVIL UNION OF IVONA OSMAN and JANUSZ SKRZYPIEC, a JUDGMENT FOR was entered which provided that JANUSZ SKRZYPIEC should upon entry of the JUDGMENT, or within 30 days thereafter, execute and deliver to IVONA OSMAN a QUIT CLAIM DEED conveying all of the interest in the real estate herein below described;

AND JANUSZ SKRZYPIEC having failed to execute and deliver such QUIT CLAIM DEED within the time prescribed by the JUDGMENT, or to place any such Deed of Record;

AND the provisions of 735 ILCS 5/2-1304(b) further providing that upon the failure of JANUSZ SKRZYPIEC to execute and deliver the DEED as aforesaid, that a Judge of the Circuit Court of Cook County, Illinois, could execute such conveyance on behalf of JANUSZ SKRZYPIEC;

NOW, THEREFORE, know all men by these presents, that I, JUDGE JOAN KUBALANZA, not individually, but as a Judge of the Circuit Court of Cook County, Illinois do hereby convey unto IVONA OSMAN, divorced and not since remarried, of 35 COUR VERSAILLES in PALOS HILLS, Illinois, his/her heirs and assigns forever, the following described premises, to wit:

Permanent Real Estate Index Number(s): 23-23-111407 0000

Address(es) of Real Estate: 35 COUR VERSAILLES, PALOS HILLS, ILLINOIS, 60465

LEGAL DESCRIPTION ATTACHED

To have and to hold the same, with all appurtenances thereto belonging to IVONA OSMAN aka CIEZOBKA, his/her heirs and assigns forever.

Judge Joan M. Kubalanza

THIS DEED is executed and delivered solely in compliance with the JUDGMENT referred to hereinabove.

WITNESS my Hand and Seal this 11th day of March, 2021.

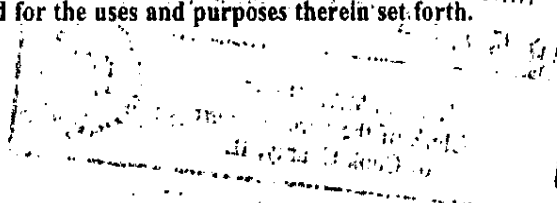
MAR 11 2021

Joan Kubalanza (Seal) 1761
Judge Judge's No.

I, the undersigned, a Deputy Clerk of the Circuit Court of Cook County, or a Notary Public in and for said county, State of Illinois, DO HEREBY CERTIFY that JUDGE JOAN KUBALANZA, a Judge of the Circuit Court of Cook County, Illinois personally known to me to be the same person whose name is subscribed to the within Deed, appeared before me this day in person, and acknowledged that s/he signed, sealed and delivered the said Deed for the uses and purposes therein set forth.

IMPRESS SEAL HERE

Exempt under provisions of Paragraph E
Section 4, Real Estate Transfer Tax Act.
3/11/21
Date Buyer, Seller or Representative



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Property of Cook County Clerk's Office

Thereby Certify that the document to which this
Certification is affixed is a true copy.
IRIS Y. MARTINEZ **MAR 24 2021**
Date _____
IRIS Y. MARTINEZ
Clerk of the Circuit Court
of Cook County, IL



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AFFIDAVIT OF GRANTEE

I, IVONA OSMAN AKA PIEZ^{DOBKA} being first duly sworn on oath, depose and state that I have not received nor recorded a deed from JANUSZ SKRZYPIEC as required by the Judgment for Dissolution or Order entered on December 27, 2012 in this cause.

[Signature]
GRANTEE

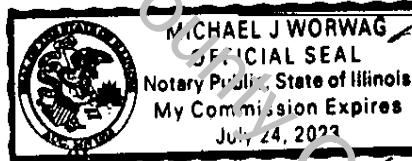
AFFIDAVIT OF ATTORNEY

I, Joanna Malysz, being first duly sworn on oath, depose and state that I have searched the public records of the Recorder of Deeds for Cook County, Illinois, and no deed has been recorded as required by the terms of the Judgment for Dissolution or Order entered on December 27, 2012 in this cause; and I further state that I have no knowledge of any action pending to vacate the said judgment or order, nor any knowledge of an appeal therefrom.

[Signature]
ATTORNEY FOR GRANTEE

Exempt under provisions of paragraph E, Section 31-45, of the Real Estate Transfer Tax Law. (35 ILCS 200/31-45)

3/25, 2021
Date



[Signature]
Legal Representative

Given under my hand and official seal, this

Commission expires

3/25/21

[Signature]
Notary Public

This instrument was prepared by

Worwag & Malysz P.C. 2105 Ashcroft #32
(Name and Address)
Park Ridge IL 60068

SEND SUBSEQUENT TAX BILLS TO:

Mail to:

IVONA OSMAN
(Name)

(Name)

35 Cove Versailles
(Address)

(Address)

Palos Hills IL 60465
(City/State/Zip)

(City/State/Zip)

OR Recorder's Office Box No. _____

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REAL ESTATE TRANSFER TAX

13-Apr-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

23-23-111-107-0000

20210301677531

0-454-886-928

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LEGAL DESCRIPTION:

PARCEL 1: THE WEST 21.00 FEET OF THE EAST 126.34 FEET OF AREA NUMBER 5, IN LOT 12 OF PALOS RIVERIA UNIT NUMBER 5, BEING A SUBDIVISION OF PART OF THE NORTHWEST ¼ OF SECTION 23, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE PLAT OF PALOS RIVERIA UNIT NUMBER 5, RECORDED MARCH 6, 1973 AS DOCUMENT NUMBER 22240901 FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS.

PIN# 23-23-111-107-0000

ADDRESS: 35 COUR VERSAILLES, PALOS, HILLS, IL 60465

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