UNOFFICIAL COPY

TAX DEED -	ANNUAL TA	X SALE
STATE OF ILLIN)
COLINTY OF CO	NOK) SS.
COUNTY OF CC) 3 5 7
No.:	0302	4 / Y

Case Number: 2019COTD000866

Preparer's Information (Name & Address):

STANKO MCCARTHY LAW GROUP 120 N. LaSalle St., Scate 1200 Chicago, IL 60602



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

At a PUBLIC SALE OF REAL EST/TE for the NON-PAYMENT OF TAXES held in COOK County on: April 3, 2017, the County Collector sold the real property identified by the Property Identification Number of: 28-14-206-009-0000, and the ATTACHED Legal Description, and Commonly Referred to Address of: 15333 Cherry Lane, Markham, IL. 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 Winois, necessary to entitle her, him or it, to a Deed of said real property, as found and ordered by the Circuit Court of COCK County in Case Number: 2019COTD000866;

Furthermore, I, KAREN YARBROUGH, County Clerk of the County of COOK, in the State of Illinois, with an office located at 118 North Clark Street, Room 434, 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 GRANTEE(S): TRUNINA, INC. which has/have a residence of 4610 182nd Pl., Country Club Hi.le, 12 60478:, and to his, her, 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 by 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 he or she is so prevented shall be excluded from computation of the one year period."

Given under my hand and seal, this 97H day of april, in the year 2021,

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):

LOT 179 IN FIRST ADDITION TO COUNTRY AIRE ESTATES, A SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

TAX DEED NUMBER:

No. 03027 Y

MAIL FUTÚRE TAX BILLS TO:

TRUNINA, INC. 4610 182nd Fi. Country Club Hills, IL 60478

EXEMPTION LANGUAGE

The foregoing Tax Deed is issued pursuant to §35 ILCS 200/22. 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.

Printed Name (Above)

Signature (Above)

Date Signed (Above)

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

CITY OF MARKHAM Water Stamp

05.11.2021

2195

AL ESTATE TRANSFER TAX		ΓΑΧ	18-May-2021	
		COUNTY:	0.00	
The same	SAG	ILLINOIS:	0.00	
	(B)	TOTAL:	0.00	

2113847030 Page: 3 of 3

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. SIGNATURE: GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature. Subscribed and swarn to before me, Name of Notary Public: By the said (Name of Grantor): Keren A. Yarbrough AFFIX NOTARY STAMP BELOW JOVANNIE R JORDAN On this date of: Official Seal Notary Public - State of Illinois My Commission Expires Mar 21, 2022 NOTARY SIGNATURE:

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 Illinicis 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:

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):

On this date of:

AFFIX NOTARY STAMP PELOW

OFFICIAL SEA SHANNON E GOS JON

NOTARY PUBLIC - ST : MY COMMISSION EXPINED 01/08/23

LINOIS

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)