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2123515039

Doc# 2123515039 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/23/2021 03:49 PM PG: 1 OF 3

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 March 23, 2021, in Case No. 2019 CH 10394, entitled WILMINGTON SAVINGS FUND SOCIETY FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY

AS TRUSTEE OF HOME PRESERVATION PARTNERSHIP TRUST vs. THOMAS QUINN, AS SPECIAL REPRESENTATIVE FOR EMMA M TAYLOR, 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 June 1, 2021, does hereby grant, transfer, and convey to **WILMINGTON SAVINGS FUND SOCIETY FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF HOME PRESERVATION PARTNERSHIP TRUST** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

LOT 28 AND THE NORTH HALF OF LOT 29 IN BLOCK 4 IN FALLIS AND GANO'S ADDITION TO PULLMAN, SAID ADDITION BEING A SUBDIVISION OF THAT PART LYING EAST OF THE WEST 49 ACRES OF THE EAST QUARTER OF SECTION 21, TOWNSHIP 27 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


Commonly known as 11736 S STATE ST, CHICAGO, IL 60628

Property Index No. 25-21-421-044-0000

Grantor has caused its name to be signed to those present by its President and CEO on this 3rd day of August, 2021.

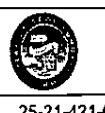
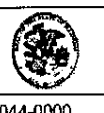
The Judicial Sales Corporation

By *Pamela Murphy-Boylan*
Pamela Murphy-Boylan
President and Chief Executive Officer

REAL ESTATE TRANSFER TAX	23-Aug-2021
 CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

25-21-421-044-0000 | 20210801628944 | 0-110-438-160

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX	23-Aug-2021
 COUNTY:	0.00
 ILLINOIS:	0.00
TOTAL:	0.00

25-21-421-044-0000 | 20210801628944 | 0-030-144-272

UNOFFICIAL COPY JUDICIAL SALE DEED

Property Address: 11736 S STATE ST, CHICAGO, IL 60628

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

3rd day of August, 2021

Maya T Jones
 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 B Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

8/15/21

Date

Erica Campese
 Buyer, Seller or Representative *as agent*

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:

WILMINGTON SAVINGS FUND SOCIETY FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE
 OF HOME PRESERVATION PARTNERSHIP TRUST
 FAY SERVICING, LLC C/O JACKLYN FERINO
 425 S. FINANCIAL PL. STE 2000
 CHICAGO, IL 60605
 (800) 495-7166

Mail To:

ERIC FELDMAN & ASSOCIATES, P.C.
 123 W. Madison St., Suite 1704
 Chicago, IL, 60602
 Att No. 40466
 File No. FC19-11736

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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: 08 | 05 | 2021

SIGNATURE: *Erica Campos*
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:

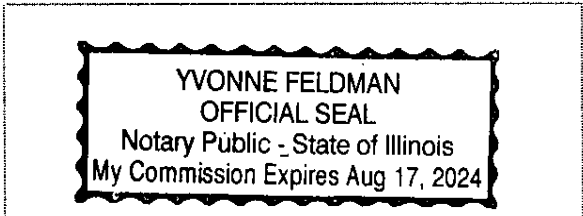
Yvonne FELDMAN

By the said (Name of Grantor): Judicial Sales Corp.

AFFIX NOTARY STAMP BELOW

On this date of: 08 | 05 | 20

NOTARY SIGNATURE: *Yvonne Feldman*



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: 08 | 05 | 2021

SIGNATURE: *Erica Campos*
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:

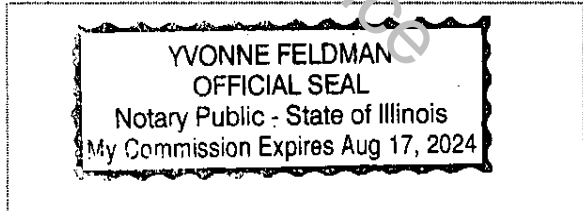
Yvonne Feldman

By the said (Name of Grantee): WILMINGTON SAVINGS FUND

AFFIX NOTARY STAMP BELOW

On this date of: 08 | 05 | 20

NOTARY SIGNATURE: *Yvonne Feldman*



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)