

# UNOFFICIAL COPY

Future tax bills sent to:  
Village of Park Forest  
350 Victory Drive  
Park Forest, IL 60466

Doc#: 2132620300 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 11/22/2021 10:04 AM Pg: 1 of 3

Prepared by and recorded  
deed to be sent to:  
Caitlyn Sharrow  
Denzin Soltanzadeh LLC  
190 S. LaSalle, Suite 2160  
Chicago, IL 60603

Dec ID 20211101646395

## JUDICIAL DEED

WHEREAS, the GRANTOR, Judge Carrie E. Hamilton, not individually, but as a Judge of the Circuit Court of Cook County, Illinois, pursuant to a Declaration of Abandonment entered on September 30, 2021 in Case No. 2021-M6-002618, entitled *Village of Park Forest v. Pleasant Ambrose Radford, et al.*, does hereby grant, transfer and convey to the Village of Park Forest (GRANTEE), of 350 Victory Drive, Park Forest, IL 60466, its successors or assigns forever, by virtue of this Judicial Deed and pursuant to the authority given to this Court under Section 11-31-1(d) of the Illinois Municipal Code (65 ILCS 5/11-31-1(d)), all right, title and interest to real property commonly known as **76 Winslow Street, Park Forest, IL 60466** (the "Property"), to have and to hold forever, which Property is legally described as follows:

Legal Description: LOT 10 IN BLOCK 31 IN VILLAGE OF PARK FOREST FIRST ADDITION TO WESTWOOD, BEING A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER OF SECTION 26 LYING SOUTH OF THE COMMONWEALTH EDISON COMPANY RIGHT OF WAY (PUBLIC SERVICE COMPANY OF NORTHERN ILLINOIS) AND THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 26 LYING SOUTH OF THE ELGIN, JOLIET AND EASTERN RAILROAD RIGHT OF WAY, ALSO PART OF SECTION 25 LYING SOUTH OF THE ELGIN, JOLIET AND EASTERN RAILROAD RIGHT OF WAY ALL IN TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID SUBDIVISION RECORDED JULY 1, 1955 AS DOCUMENT 16288372, IN COOK COUNTY, ILLINOIS.

PIN: 31-25-206-010-0000

This Deed is executed and delivered solely in compliance with the Order referred to above, and pursuant to section 11-31-1(d) of the Municipal Code (65 ILCS 5/11-31-1(d)), shall operate to extinguish all existing ownership interest in, liens on, and other interest in the Property, including tax liens, and shall extinguish the rights and interests of all holders of a bona fide certificate of purchase of the Property for delinquent taxes. Such bona fide certificate of purchase holders shall be entitled to a sale in error as prescribed under section 21-310 of the Property Tax Code.

**EXEMPTION APPROVED**

*Shirley C. McNamee*  
VILLAGE CLERK  
VILLAGE OF PARK FOREST

# UNOFFICIAL COPY

WITNESS, my hand and seal as of this 8 day of NOVEMBER 2021

Judge Carrie E. Hamilton

NOV 08 2021

Circuit Court-2144

Carrie E. Hamilton #7144  
Hon. Judge Carrie E. Hamilton

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 Carrie E. Hamilton, a Judge of the Circuit Court of Cook County, 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 they signed, sealed and delivered the said Deed for the uses and purposes therein set forth.

Given under my hand and Notarial Seal, this 8th day of November, 2021.

[Signature]  
Notary Public



ILLINOIS TRANSFER STAMP:

EXEMPT UNDER PROVISIONS OF 35 ILCS  
200/31-45, PARAGRAPH (e), REAL ESTATE  
TRANSFER ACT  
DATE 11/8/2021

[Signature]  
Signature of Buyer, Seller or Representative

Property of Cook County Clerk's Office

# 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: 11 | 8 | 2021

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:

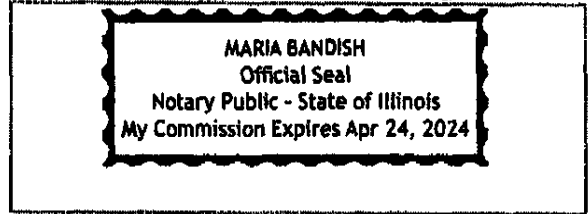
Maria Bandish

By the said (Name of Grantor): Caithlyn Sharrow

On this date of: 11 | 8 | 2021

NOTARY SIGNATURE: Maria Bandish

#### 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: 11 | 8 | 2021

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:

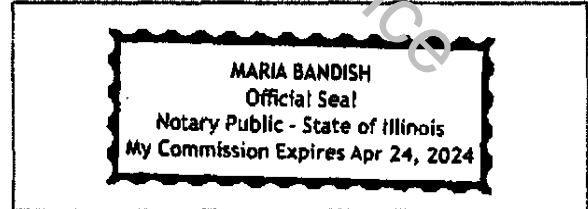
Maria Bandish

By the said (Name of Grantee): Caithlyn Sharrow

On this date of: 11 | 8 | 2021

NOTARY SIGNATURE: Maria Bandish

#### 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)**)