

UNOFFICIAL COPY

Doc#: 2225706215 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/14/2022 09:34 AM Pg: 1 of 3

Dec ID 20220901637216

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 April 22, 2022, in Case No. 19 CH 13716, entitled NATIONS DIRECT MORTGAGE, LLC vs. MARIA PETKOGLOU, 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 July 26, 2022, does hereby grant, transfer, and convey to **NATIONS DIRECT MORTGAGE, LLC** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:


THE NORTH 33 1/3 FEET OF LOT 5 IN BLOCK 8 IN J.J. RUTHERFORD'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE NORTH HALF OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 2112 N. 75TH COURT, ELMWOOD PARK, IL. 60707

Property Index No. 12-36-216-019-0000

Grantor has caused its name to be signed to those present by its President and CEO on this 22nd day of August, 2022.

The Judicial Sales Corporation

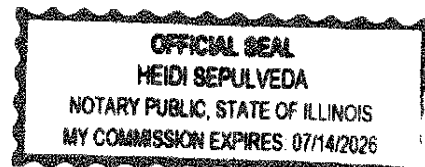
By 
Pamela Murphy-Boylan
President and Chief Executive Officer

State of IL, County of COOK ss, I, Heidi Sepulveda, 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

22nd day of August, 2022


Notary Public



UNOFFICIAL COPY JUDICIAL SALE DEED

Property Address: 2112 N. 75TH COURT, ELMWOOD PARK, IL 60707

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 L Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

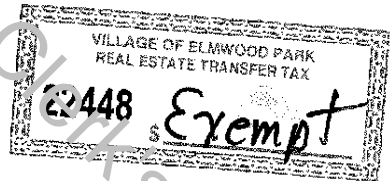
8-25-22
Date
Gil Dind
Buyer, Seller or Representative

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:
NATIONS DIRECT MORTGAGE, LLC
2000 N Classen Blvd, Ste 110E
Oklahoma City, OK 73106

Contact Name and Address:
Contact: Dovenmuehle Mortgage, INC
Address: 2000 N Classen Blvd, Ste 110E
Oklahoma City, OK 73106
Telephone: 405-546-4500

Mail To:
LAW OFFICES OF IRA T. NEVEL, LLC
175 N. Franklin Street, Suite 201
CHICAGO, IL, 60606
Att No. 18837
File No. 19-04506

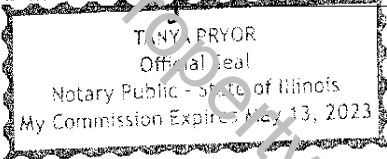


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STATEMENT BY GRANTOR AND GRANTEE

The **grantor** or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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 title to real estate under the laws of the State of Illinois.

Dated August 25, 2022

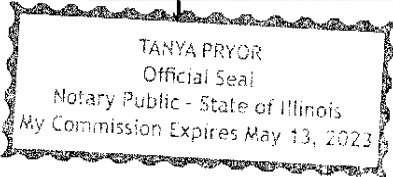


Signature: *Eil Eil*
Grantor or Agent

Subscribed and sworn to before me
By the said Tanya Pryor
This 25 day of Aug, 2022
Notary Public *Janyan Papp*

The **grantee** or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest 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 title to real estate under the laws of the state of Illinois.

Dated August 25, 2022



Signature: *Eil Eil*
Grantee or Agent

Subscribed and sworn to before me
By the said Tanya Pryor
This 25 day of Aug, 2022
Notary Public *Janyan Papp*

Note: 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 a Class A misdemeanor for subsequent offenses.

(Attach to **deed** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)