



**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 October 4, 2017, in Case No. 17 CH 003994, entitled NATIONSTAR MORTGAGE LLC vs. UNKNOWN HEIRS AND LEGATEES OF JANINA

Doc# 2304034007 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/09/2023 10:21 AM PG: 1 OF 2

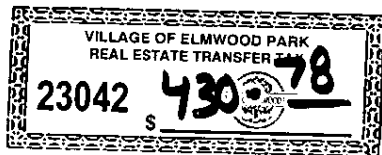
DUDZINSKA, et al, and pursuant to which the premises hereinafter described were sold at public sale pursuant to notice given in compliance with 735 ILCS 5/15-1507(c) by said grantor on February 9, 2018, does hereby grant, transfer, and convey to **A & S PARTNERS GROUP INC** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

UNIT NUMBER 2N IN THE 26 CONTI PARKWAY CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACE OF LAND: LOT 10 AND THAT PART OF LOT 11 LYING NORTHEASTERLY OF A LINE DRAWN FROM A POINT IN THE SOUTHWESTERLY LINE OF SAID LOT 11, WHICH IS 3.07 FEET SOUTHWESTERLY OF THE SOUTHEASTERLY CORNER OF SAID CORNER OF SAID LOT 11 TO A POINT IN THE NORTHWESTERLY LINE OF SAID LOT 11, WHICH IS 15.45 FEET SOUTHWESTERLY OF THE NORTHEASTERLY CORNER OF SAID LOT 11 IN BLOCK 47 IN WESTWOOD, BEING MILL AND SONS SUBDIVISION IN THE WEST 1/2 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION CONDOMINIUM RECORDED FEBRUARY 05, 2004 AS DOCUMENT NUMBER 0403603083, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Commonly known as 26 W. CONTI PARKWAY UNIT #2N, ELMWOOD PARK, IL 60707

Property Index No. 12-25-313-024-1003, Property Index No. (12-25-313-019-0000 underlying)

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 18th day of January, 2023.



The Judicial Sales Corporation

*Wendy Morales*

Wendy Morales

President and Chief Executive Officer

REAL ESTATE TRANSFER TAX

09-Feb-2023



COUNTY: 43.25  
ILLINOIS: 86.50  
TOTAL: 129.75

12-25-313-024-1003

20230101633681 | 0-389-003-088


**UNOFFICIAL COPY****JUDICIAL SALE DEED**

Property Address: 26 W. CONTI PARKWAY UNIT #2N, ELMWOOD PARK, IL 60707

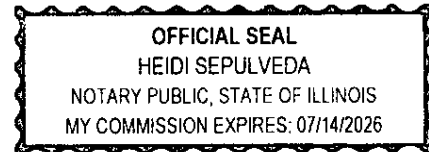
State of IL, County of COOK ss, I, Heidi Sepulveda, a Notary Public, in and for the County and State aforesaid, do hereby certify that Wendy Morales, personally known to me to be the President and Chief Executive Officer of The Judicial Sales Corporation, appeared before me this day in person and acknowledged that as such President and Chief Executive Officer 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

18th day of January, 2023



Notary Public



This Deed was prepared by August R. Butera, The Judicial Sales Corporation, One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650.

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:

A & S PARTNERS GROUP INC  
1400 E GOLF ROAD #201  
DES PLAINES, IL 60016  
(224) 628-0220

Contact Name and Address:

Contact: A & S PARTNERS GROUP INC C/O ALEX YANOUSKAYA  
Address: 1400 E GOLF ROAD #201  
DES PLAINES, IL 60016  
Telephone: (224) 628-0220