



Doc# 2304106075 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/10/2023 01:30 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 April 29, 2022, in Case No. 21 CH 5985, entitled TRINITY FINANCIAL SERVICES, LLC vs. MICHAEL PAPALISTAS, 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 December 2, 2022, does hereby grant, transfer, and convey to **1250 S. MICHIGAN AVE, LLC, by assignment** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

PARCEL 1: UNIT 1109 AND P-418 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN MICHIGAN AVENUE TOWER CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT 0506227076, AS AMENDED FROM TIME TO TIME, IN THE NORTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PARCEL 2: EXCLUSIVE USE FOR STORAGE PURPOSES IN AND TO STORAGE SPACE NO. 3-9 A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO IN COOK COUNTY, ILLINOIS.

Commonly known as 1250 S. MICHIGAN AVE, APT 1109, CHICAGO, IL 60605

Property Index No. 17-22-101-043-1073, 17-22-101-043-1482

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 19th day of January, 2023.

Wendy Morales
The Judicial Sales Corporation

Wendy Morales
President and Chief Executive Officer

REAL ESTATE TRANSFER TAX		10-Feb-2023
	CHICAGO:	540.00
	CTA:	216.00
	TOTAL:	756.00 *

17-22-101-043-1073 | 20230201650563 | 1-684-862-800

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

REAL ESTATE TRANSFER TAX		10-Feb-2023
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

17-22-101-043-1073 | 20230201650563 | 1-575-647-056

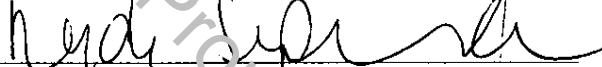
UNOFFICIAL COPY JUDICIAL SALE DEED

Property Address: 1250 S. MICHIGAN AVE. APT 1109, CHICAGO, IL 60605

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

19th 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.

Exempt under provision of Paragraph D Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

1-19-23

Date



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:

1250 S. MICHIGAN AVE. LLC, by assignment

Contact Name and Address:

Contact: 1250 S. MICHIGAN AVE, LLC c/o ATA CORPORATE SERVICES, LLC - DAVID VO
Address: 4521 PGA BLVD., SUITE 213
PALM BEACH GARDENS, FL 33418
Telephone: (949) 313-6161

Mail To:

THE WEININGER LAW FIRM LLC
180 North LaSalle Street, Suite 3700
Chicago, IL., 60601
Att No. 63307

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: 01 | 19 | 20 23

SIGNATURE: MK
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

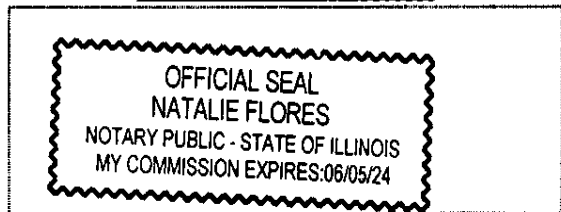
Subscribed and sworn to before me, Name of Notary Public: Natalie Flores

By the said (Name of Grantor): Noah Weininger

On this date of: 01 | 19 | 20 23

NOTARY SIGNATURE: Natalie Flores

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: 01 | 19 | 20 23

SIGNATURE: MK
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: Natalie Flores

By the said (Name of Grantee): Noah Weininger

On this date of: 01 | 19 | 20 23

NOTARY SIGNATURE: Natalie Flores

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)**)