

# UNOFFICIAL COPY

Doc#: 2304855055 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 02/17/2023 01:29 PM Pg: 1 of 3

Dec ID 20230201654517

## 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 August 15, 2022, in Case No. 2022 CH 01939, entitled FIFTH THIRD BANK, NATIONAL ASSOCIATION vs. CHRISTOPHER A. SWIECIONIS, 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 November 17, 2022, does hereby grant, transfer, and convey to **FIFTH THIRD BANK, NATIONAL ASSOCIATION** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

**LOT 15 AND THE SOUTH 1/2 OF LOT 14 IN BLOCK 1 IN WALTER G. MCINTOSH AND COMPANY'S 22ND STREET ADDITION, PART OF THE NORTH 100 ACRES OF THE NORTHWEST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE CHICAGO MADISON AND NORTHERN RAILROAD COMPANY RIGHT OF WAY, IN COOK COUNTY, ILLINOIS.**

Commonly known as 2230 KEYSTONE AVE, NORTH RIVERSIDE, IL 60546

Property Index No. 15-25-100-029-0000

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 30th day of January, 2023.

**The Judicial Sales Corporation**



Wendy Morales  
President and Chief Executive Officer

Compliance or Exemption Approved  
Village of North Riverside

By: Michelle Capone

Date: 2/9/2023

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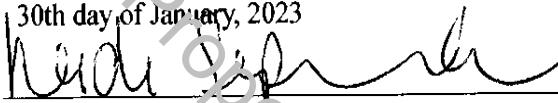
## JUDICIAL SALE DEED

Property Address: 2230 KEYSTONE AVE, NORTH RIVERSIDE, IL 60546

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

30th day of January, 2023

  
Notary Public



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

Exempt under provision of Paragraph 2 Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

01/30/23  
Date

  
Buyer, Seller or Representative

Matthew Moses  
ARDC # 6278082

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:  
FIFTH THIRD BANK, NATIONAL ASSOCIATION  
5001 KINGSLEY DRIVE, MD 1MOBBW  
CINCINNATI, OH 45227

Contact Name and Address:  
Contact: SCOTT RICHARDSON  
Address: 5050 KINGSLEY DRIVE MD 1MOC20  
CINCINNATI, OH 45227  
Telephone: (513) 358-1930

Mail To:  
M. Moses  
CODILIS & ASSOCIATES, P.C.  
Matthew Moses, ARDC #6278082  
15W030 NORTH FRONTAGE ROAD, SUITE 100  
BURR RIDGE, IL, 60527  
Att No. 21762  
File No. 14-22-01439


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File # 14-22-01439

## 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 of Assignment of Beneficial Interest in 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 February 16, 2023

Signature:   
**Grantor or Agent**

Subscribed and sworn to before me  
By the said Agent  
Date 2/16/2023  
Notary Public Gemma Young



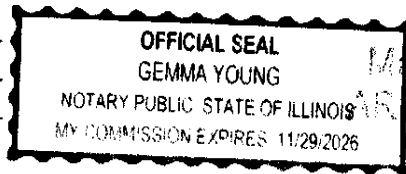
Matthew Moses  
RUC # 6278082

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 February 16, 2023

Signature:   
**Grantee or Agent**

Subscribed and sworn to before me  
By the said Agent  
Date 2/16/2023  
Notary Public Gemma Young



Matthew Moses  
RUC # 6278082

Note: Any person who knowingly submits a false statement concerning the identity of 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 Section 4 of the Illinois Real Estate Transfer Tax Act.)