

UNOFFICIAL COPY

Doc#: 2306746014 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/08/2023 09:26 AM 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 August 19, 2022, in Case No. 2022 CH 05008, entitled US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY

Dec ID 20230201658416

City Stamp 0-278-822-736

AS OWNER TRUSTEE FOR VRMTG ASSET TRUST vs. ROSIE L. PAGE, 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 January 6, 2023, does hereby grant, transfer, and convey to US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

LOT 4 IN BUCHANAN AND NORTON'S RESUBDIVISION OF LOTS 35 TO 48 BOTH INCLUSIVE IN BLOCK 10 IN GEORGE AND WANNERS RESUBDIVISION OF BLOCKS 10 AND 17 IN CONSTANCE, BEING A SUBDIVISION BY WALLACE C. CLEMENT OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 36, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 8513 S EUCLID AVE, CHICAGO, IL 60617

Property Index No. 20-36-323-004-0000

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 16th day of February, 2023.

The Judicial Sales Corporation



Wendy Morales
President and Chief Executive Officer

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JUDICIAL SALE DEED

Property Address: 8513 S EUCLID AVE, CHICAGO, IL 60617

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

16th day of February, 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).

02-21-23
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:
US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER
TRUSTEE FOR VRMTG ASSET TRUST
55 BEATTIE PLACE, SUITE 110
GREENVILLE, SC 29601

Contact Name and Address:

Contact: CATHY PHLEGM
Address: 75 BEATTIE PLACE, SUITE 300
GREENVILLE, SC 29601
Telephone: (832) 775-7749

REAL ESTATE TRANSFER TAX		01-Mar-2023
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

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. 14-22-02743

20-36-323-004-0000 | 20230201658416 | 0-278-822-736
* Total does not include any applicable penalty or interest due.

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File # 14-22-02743

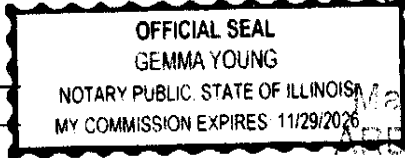
STATEMENT BY GRANTOR AND GRANTEE

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 21, 2023

Signature: 
Grantor or Agent

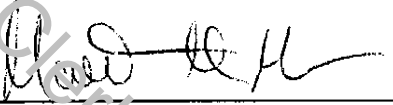
Subscribed and sworn to before me
By the said Agent
Date 2/21/2023
Notary Public Gemma Young



Matthew Moses
ARDC # 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 21, 2023

Signature: 
Grantee or Agent

Subscribed and sworn to before me
By the said Agent
Date 2/21/2023
Notary Public Gemma Young



Matthew Moses
ARDC # 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.)