

# UNOFFICIAL COPY

Doc#: 2306746017 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/08/2023 09:30 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 July 18, 2022, in Case No. 2022 CH 01549, entitled PNC BANK, NATIONAL ASSOCIATION vs. MICHELLE D. STOKES, et al., and pursuant to which the

Dec ID 20230201648195

City Stamp 0-786-104-144

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 19, 2022, does hereby grant, transfer, and convey to PNC 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 4 (EXCEPT THE WEST 31 FEET THEREOF) AND LOT 3 (EXCEPT THE EAST 33 FEET, 4 3/8 INCHES THEREOF) IN BLOCK 3 IN DICKET AND BAKER'S ADDITION TO AUSTIN IN THE SOUTHEAST QUARTER OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Commonly known as 5915 W IOWA, CHICAGO, IL 60651

Property Index No. 16-05-424-015-0000

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 2nd day of February, 2023.

**The Judicial Sales Corporation**



Wendy Morales  
President and Chief Executive Officer

# UNOFFICIAL COPY

## JUDICIAL SALE DEED

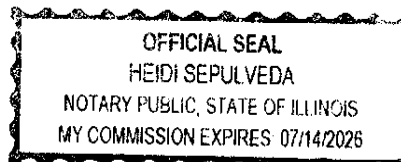
Property Address: 5915 W IOWA, CHICAGO, IL 60651

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

12nd day of February, 2023

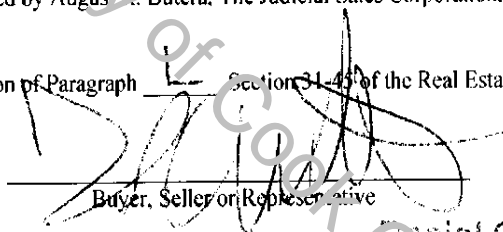
  
Notary Public



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

2-6-23  
Date

  
Buyer, Seller or Representative


Daniel C. Walters  
ARDC # 6270792

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:  
PNC BANK, NATIONAL ASSOCIATION  
P.O. BOX 1820  
DAYTON, OH 45401

Contact Name and Address:

Contact: PNC MORTGAGE, A DIVISION OF PNC BANK, NA c/o MENDY WRIGHT  
Address: 3232 NEWMARK DRIVE  
MIAMISBURG, OH 45342  
Telephone: (937) 910-3397

REAL ESTATE TRANSFER TAX	01-Mar-2023
	
CHICAGO:	0.00
CTA:	0.00
<b>TOTAL:</b>	<b>0.00 *</b>

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. 14-22-01163

16-05-424-015-0000 | 20230201648195 | 0-785-104-144  
\* Total does not include any applicable penalty or interest due.

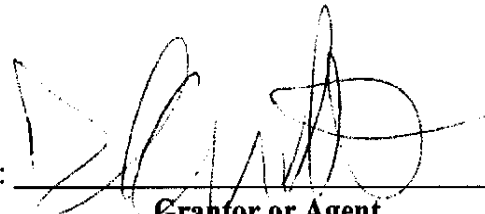
# UNOFFICIAL COPY

File # 14-22-01163

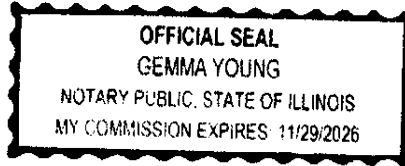
## STATEMENT BY GRANTOR AND GRANTEE

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 6, 2023

Signature:   
**Grantor or Agent**


Subscribed and sworn to before me  
By the said Agent  
Date 2/6/2023  
Notary Public Gemma Young



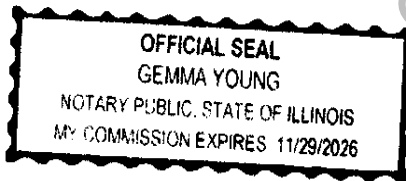
Daniel C. Walters  
ARDC # 8270792

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 6, 2023

Signature:   
**Grantee or Agent**

Subscribed and sworn to before me  
By the said Agent  
Date 2/6/2023  
Notary Public Gemma Young



Daniel C. Walters  
ARDC # 8270792

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.)