

UNOFFICIAL COPY

Doc#: 2309655137 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/06/2023 02:04 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 Sales Officer and an Agreed Judgment of Foreclosure and Sale entered by the United States District Court for the Northern District of Illinois, Eastern Division, on August 25, 2022, in Case No. 21 CV 06906, entitled FRESB SB60 CHICAGO LOAN

Dec ID 20230201659253

City Stamp 0-276-027-600

HOLDINGS, LLC vs. 7001 S MICHIGAN LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, *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 October 20, 2022, does hereby grant, transfer, and convey to FRESB SB60 CHICAGO LOAN HOLDINGS, LLC, a Delaware limited liability company, the following described real estate situated in the County of Cook, in the State of Illinois, together with all personal property described as collateral in that certain Multifamily Mortgage, Assignment of Rents and Security Agreement recorded with the Cook County Recorder of Deeds on December 11, 2018 as Document No. 1824506022, including but not limited to the personal property located at or otherwise related to said real estate, to have and to hold forever:

LOTS 38 AND 39 IN BLOCK 17 IN WEST AUBURN SUBDIVISION OF BLOCKS 17 TO 20 AND 29 TO 32 INCLUSIVE IN THE SUBDIVISION OF THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 7701 SOUTH GREEN STREET, CHICAGO, IL 60620

Property Index No. 20-29-423-001-0000

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 21st day of February, 2023.

The Judicial Sales Corporation


Wendy Morales
President and Chief Executive Officer

UNOFFICIAL COPY**JUDICIAL SALE DEED**

Property Address: 7701 SOUTH GREEN STREET, CHICAGO, IL 60620

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, Sales Officer appointed herein, appeared before me this day in person and acknowledged that as such President and Chief Executive Officer s/he 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

21st day of February, 2023



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

2/24/23 _____
 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

REAL ESTATE TRANSFER TAX	03-Apr-2023
 CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

Grantee's Name and Address and mail tax bills to:
 FRESB SB60 Chicago Loan Holdings, LLC
 c/o CWCapital Asset Management
 900 19th St. NW – 8th Floor
 Washington, DC 20006

312-29-423-001-0000 | 20230201659253 | 0-276-027-600
 * Total does not include any applicable penalty or interest due.

Contact Name and Address:

Contact: c/o CWCapital Asset Management, ATTN: Alex Killick
 Address: 900 19th St. NW – 8th Floor
 Washington, DC 20006
 Telephone: 202-715-9549

Mail To:
 POLSINELLI PC
 150 N. RIVERSIDE PLAZA, SUITE 3000
 Chicago, IL, 60606
 Att No. 47375
 File No. 111184-681074

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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: 2 | 21 | 2023

SIGNATURE: [Signature]
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:

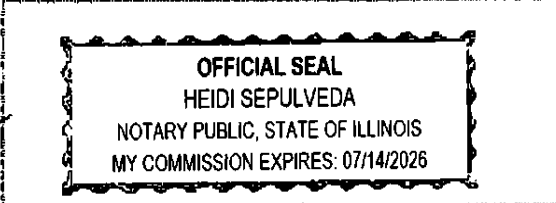
Heidi Sepulveda

By the said (Name of Grantor): Wendy Morales

AFFIX NOTARY STAMP BELOW

On this date of: 2 | 21 | 2023

NOTARY SIGNATURE: [Signature]



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: 2 | 24 | 2023

SIGNATURE: [Signature]
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:

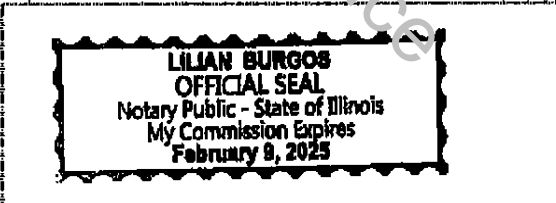
Lilian Burgos

By the said (Name of Grantee): FRESA SARGO CHAVEZ 10444 Hennepin Ave

AFFIX NOTARY STAMP BELOW

On this date of: 2 | 24 | 2023

NOTARY SIGNATURE: [Signature]



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)**