

UNOFFICIAL COPY

FORECLOSURE SALE DEED

Doc#: 2316513047 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/14/2023 09:28 AM Pg: 1 of 3

Dec ID 20230601646074

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 December 20, 2022, in Case No. 22 CH 2946, entitled ILLINOIS HOUSING DEVELOPMENT AUTHORITY vs.

CAROL ARKIN, 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 March 21, 2023, does hereby grant, transfer, and convey to **ILLINOIS HOUSING DEVELOPMENT AUTHORITY** 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 10113-101 IN OLD ORCHARD CONDOMINIUMS BUILDING 4 CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: PART OF LOTS 1 TO 36, BOTH INCLUSIVE IN OLD ORCHARD RESUBDIVISION RECORDED NOVEMBER 29, 1956 AS DOCUMENT NUMBER 16767277 IN BOOK 482 OF PLATS, PAGE 38, SUCH RESUBDIVISION BEING A PART OF LOT 5 AND ALL OF LOT 6 IN ADMINISTRATOR'S SUBDIVISION OF THE NORTHWEST FRACTIONAL 1/4 OF FRACTIONAL SECTION 10, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH VACATED BORDER LANE, VACATED WESTMORELAND DRIVE AND THAT PART OF VACATED BEVERLY DRIVE AND VACATED HARVEST LANE LYING NORTH OF A LINE DRAWN PERPENDICULAR TO THE EAST LINE OF AFORESAID OLD ORCHARD RESUBDIVISION FROM A POINT IN SAID EAST LINE 14.07 FEET NORTH OF THE NORTHEAST CORNER OF LOT 48, ALL AS SHOWN IN OLD ORCHARD RESUBDIVISION AFORESAID IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 30, 2007 AS DOCUMENT NUMBER 0724215077, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS. PARCEL 2: DECLARATION OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR CONDOMINIUMS AT OLD ORCHARD MASTER ASSOCIATION RECORDED AUGUST 30, 2007 AS DOCUMENT NUMBER 0724215076

Commonly known as 10113 OLD ORCHARD CT., UNIT 101, SKOKIE, IL 60076

Property Index No. 10-10-102-026-1001

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 3rd day of May, 2023.

The Judicial Sales Corporation



Wendy Morales
President and Chief Executive Officer

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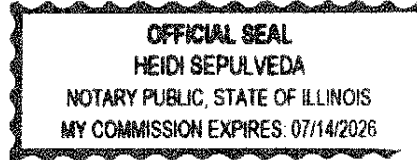
Property Address: 10113 OLD ORCHARD CT., UNIT 101, SKOKIE, IL 60076

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

3rd day of May, 2023

Heidi Sepulveda
Notary Public



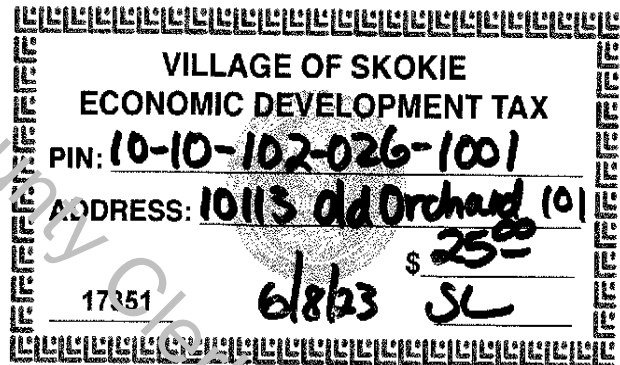
This Deed was prepared by August R. Butera, The Judicial Sales Corporation, One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650.

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

5/18/23 *[Signature]*
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:
ILLINOIS HOUSING DEVELOPMENT AUTHORITY
*1 Corporate Drive, Ste 360
Lake Zurich, IL 60047*



Contact Name and Address:
Contact: *Illinois Housing Development Authority*
Address: *1 Corporate Drive, Ste 360*
Lake Zurich, IL 60047
Telephone: *800-669-0340*

Mail To:
LAW OFFICES OF IRA T. NEVEL, LLC
175 N. Franklin Street, Suite 201
CHICAGO, IL, 60606
Att No. 18837
File No. 22-00928

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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 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 5/18, 2023

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me
By the said **LISA M. WALSH**
This 18th day of May, 2023
Notary Public [Signature]

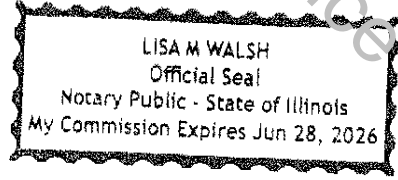


The **grantee** or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 5/18, 2023

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me
By the said **LISA M. WALSH**
This 18th day of May, 2023
Notary Public [Signature]



Note: 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 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.)