

# UNOFFICIAL COPY

## 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 January 4, 2023, in Case No. 2022 CH 03987, entitled THE HUNTINGTON NATIONAL BANK vs. BRIAN YARBROUGH, 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 April 5, 2023, does hereby grant, transfer, and convey to **THE HUNTINGTON NATIONAL BANK** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

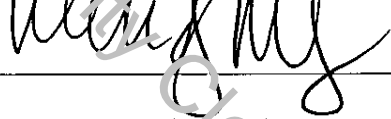
Lot 34 in Block 15 in W. S. Walker's Subdivision of Blocks 14 and 15 in Salisbury's Subdivision of the East half of the Southeast quarter of Section 5, Township 39 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Commonly known as 823 NORTH WALLER AVENUE, CHICAGO, IL 60651

Property Index No. 16-05-430-013-0000

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 22nd day of May, 2023.

The Judicial Sales Corporation

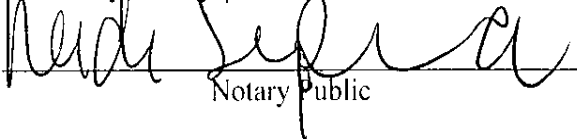


Wendy Morales  
President and Chief Executive Officer

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

22nd day of May, 2023

  
Notary Public

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



Doc# 2317913349 Fee \$88.00


RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH  
COOK COUNTY CLERK

DATE: 06/28/2023 03:28 PM PG: 1 OF 5

**UNOFFICIAL COPY** JUDICIAL SALE DEED

Property Address: 823 NORTH WALLER AVENUE, CHICAGO, IL 60651

Exempt under provision of Paragraph   L   Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).5-26-23  
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

Grantee's Name and Address and mail tax bills to:

THE HUNTINGTON NATIONAL BANK  
5555 CLEVELAND AVENUE, GW1W47  
COLUMBUS, OH 43221

Contact Name and Address:

Contact: THE HUNTINGTON NATIONAL BANK  
Address: 5555 CLEVELAND AVENUE, GW1W47,  
COLUMBUS, OH 43221  
Telephone: (614) 480-6577

Mail To:

MANLEY DEAS KOCHALSKI LLC  
ONE EAST WACKER, SUITE 1250  
Chicago, IL, 60601  
Att No. 48928  
File No. 22-008940

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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: June 15, 2023

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:

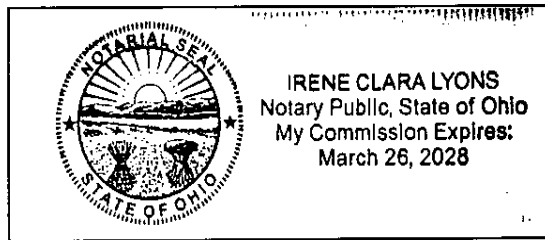
Irene Clara Lyons

By the said (**Name of Grantor**): The Judicial Sales Corporation \_\_\_\_\_

On this date of: June 15, 2023

NOTARY SIGNATURE: Irene Clara Lyons

**AFFIX NOTARY STAMP BELOW**



### 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: June 15, 2023

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:

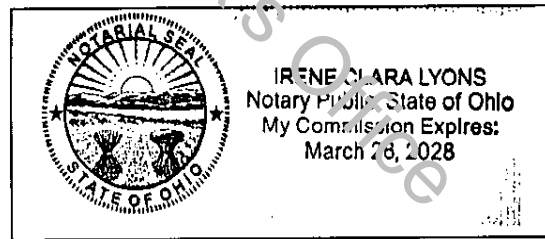
Irene Clara Lyons

By the said (**Name of Grantee**): The Huntington National Bank \_\_\_\_\_

On this date of: June 15, 2023

NOTARY SIGNATURE: Irene Clara Lyons

**AFFIX NOTARY STAMP BELOW**



### 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)**

rev. on 10.17.2016

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Property of Cook County Clerk's Office

**REAL ESTATE TRANSFER TAX**

13-Jun-2023



**CHICAGO:**

0.00

**CTA:**

0.00

**TOTAL:**

0.00

16-05-430-013-0000 | 20230601645260 | 0-260-720-336

\* Total does not include any applicable penalty or interest due.

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REAL ESTATE TRANSFER TAX

13-Jun-2023



COUNTY:  
ILLINOIS:  
TOTAL:

0.00  
0.00  
0.00

16-05-430-013-0000

20230601645260

1-601-586-896

Property of Cook County Clerk's Office