

UNOFFICIAL COPY

Doc#: 2327710018 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/04/2023 09:18 AM Pg: 1 of 3

Dec ID 20230901639250

City Stamp 0-718-185-424

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 March 2, 2023, in Case No. 2022 CH 10273, entitled MORTGAGE ASSETS MANAGEMENT, LLC vs. LOIS BOLDEN, 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 August 28, 2023, does hereby grant, transfer, and convey to **CASCADE FUNDING MORTGAGE TRUST HB10**, by assignment the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

LOT 37 IN T.W. KIRBY'S SUBDIVISION OF LOT 24 IN IGLEHART'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 33 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 2142 W. 54TH STREET, CHICAGO, IL 60609

Property Index No. 20-07-315-017-0000

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 25th day of September, 2023.

The Judicial Sales Corporation



Wendy Morales
President and Chief Executive Officer

UNOFFICIAL COPY**JUDICIAL SALE DEED**

Property Address: 2142 W. 54TH STREET, CHICAGO, IL 60609

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

25th day of September, 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.

Exempt under provision of Paragraph 10 Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

9/28/23 
 Date Buyer, Seller or Representative

Christine Coates
 ARDC # 6308768

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:

CASCADE FUNDING MORTGAGE TRUST HB10, by assignment
 3900 CAPITAL CITY BLVD.
 LANSING, MI 48906

Contact Name and Address:

Contact: CATHY RHODES
 Address: 3900 CAPITAL CITY BLVD.
 LANSING, MI 48906
 Telephone: (336) 441-8164

REAL ESTATE TRANSFER TAX

02-Oct-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. 14-22-07371

20-07-315-017-0000 | 20230901639250 | 0-718-185-42

* Total does not include any applicable penalty or interest due

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File # 14-22-07371

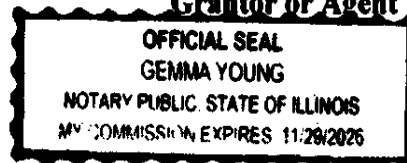
STATEMENT BY GRANTOR AND GRANTEE

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 September 28, 2023Christine Coates
ARDC # 6308768Signature: Christine Coates

Grantor or Agent

Subscribed and sworn to before me

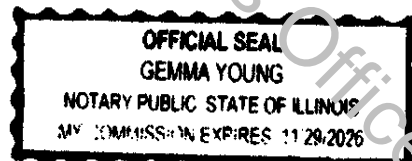
By the said AgentDate 9/28/2023Notary Public Gemma Young

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 September 28, 2023Christine Coates
ARDC # 6308768Signature: Christine Coates

Grantee or Agent

Subscribed and sworn to before me

By the said AgentDate 9/28/2023Notary Public Gemma Young

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.)