

UNOFFICIAL COPY

Doc#: 2328910177 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/16/2023 02:15 PM Pg: 1 of 3

Dec ID 20231001645876
ST/CO Stamp 1-765-127-120

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 April 20, 2023, in Case No. 2022 CH 09175, entitled FIRST FEDERAL BANK OF KANSAS CITY, F/K/A FIRST FEDERAL BANK, FSB vs. JULIE FOX,

AS SPECIAL REPRESENTATIVE TO THOMAS N. BROWN, DECEASED, et al, and pursuant to which the premises hereinafter described were sold at public sale pursuant to notice given in compliance with 735 ILCS 5/15-150 (c) by said grantor on August 21, 2023, does hereby grant, transfer, and convey to LAKEVIEW LOAN SERVICING, 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 669 in "Scarsdale" being a subdivision of part of the West Half of the East Half and part of the East Half of the West Half of Section 32, Township 42 North, Range 11, East of the Third Principal Meridian, in Cook County, Illinois.

Commonly known as 640 SOUTH BEVERLY LANE, ARLINGTON HEIGHTS, IL 60005

Property Index No. 03-32-401-023-0000

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

The Judicial Sales Corporation



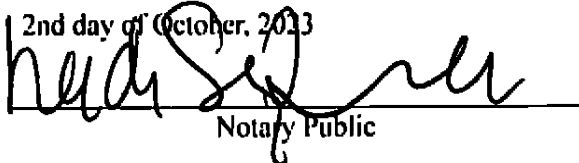
Wendy Morales

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

2nd day of October, 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.

UNOFFICIAL COPY

JUDICIAL SALE DEED

Property Address: 640 SOUTH BEVERLY LANE, ARLINGTON HEIGHTS, IL 60005

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

10/9/23
Date

Carly Hume
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:

LAKEVIEW LOAN SERVICING, by assignment
P.O. BOX 8068
VIRGINIA BEACH, VA 23450

Contact Name and Address

Contact: LAKEVIEW LOAN SERVICING

Address: P.O. BOX 8068
VIRGINIA BEACH, VA 23450

Telephone:

Mail To:

MANLEY DEAS KOCHIALSKI LLC
ONE EAST WACKER, SUITE 1250
Chicago, IL 60601
Att No. 48928
File No. 23-015834

UNOFFICIAL COPY

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: October 12, 2023

SIGNATURE: _____

GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

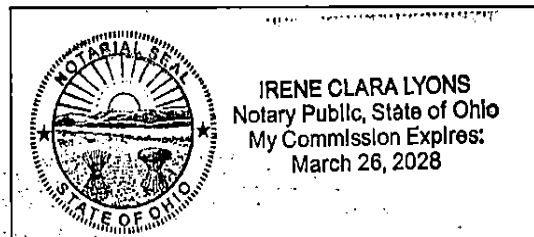
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): The Judicial Sales Corp.,

On this date of October 12, 2023

NOTARY SIGNATURE: _____

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: October 12, 2023

SIGNATURE: _____

GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

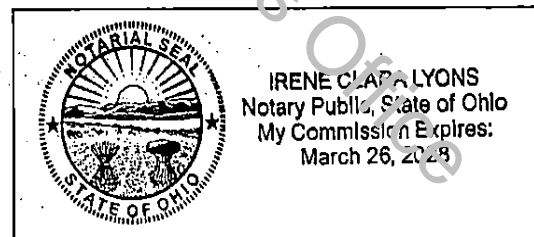
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Lakeview Loan Servicing LLC

On this date of October 12, 2023

NOTARY SIGNATURE: _____

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