# IOFFICIAL

**DEED - SCAVENGER** STATE OF ILLINOIS

**COUNTY OF COOK** 

07092

Case Number: 2022COTD001669

2330734004 Fee \$88.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/03/2023 10:11 AM PG: 1 OF 3

#### Preparer's Information(Name & Address):

SS

Rodney C. Slutzky 33 N. Dearborn St., Suite 800 Chicago, IL 60602

#### TO 35 ILCS 200/21-260(e). Collector's Scavenger Sale

At a PUBLIC SALE OF REAL FOT ATE for the NON-PAYMENT OF TAXES for THREE OR MORE YEARS, Pursuant to §35 ILCS 200/21-260, held in Cook County on February 18, 2022, the County Collector sold the real property identified by the Property Identification Number of: 2/-11-207-074-0000, with the ATTACHED legal Description, and Commonly Referred to Address of: 3300 V/ 96th St, Evergreen Park, IL 60805.

And the real property not having been redeemed from the sale, and it appearing that the holder of the Certificate of Purchase of said real property has complied with the laws of the State of Illinois, necessary to entitle her, him or it, to a Deed of said real property, as found and ordered by the Circuit Court of Cook County in Cise Number: 2022COTD001669;

Furthermore, I, KAREN A. YARBROUGH, County Clerk of the County of Cook, in the State of Illinois, with an office located at 118 North Clark Street, Room 434, in Chicago, Illinois 60602, in consideration of the premises and by virtue of the compiled statutes of the State of Illinois in such cases provided, grant and convey to the GRANTET (S): Village of Evergreen Park with a true post office address and residence of: 9418 South Kedzie Avenue, Evergreen Park, IL 60085, and to his, hers, its or their heirs, successors and assigns FOREVER, the above-reference direal estate, as described.

Finally, the following provision of the Compiled Statutes of the State of Illinois, 35 ILCS 200/22 35, is recited, as required by law:

"Unless the holder of the certificate purchased at any tax sale under this Code takes out the deed in the time provided by law and records the same within one year from and after the time for redemption expires, the certificate or deed, and the sale on which it is based, shall, after the expiration of the one year period, be absolutely void with no right to reimbursement. If the holder of the certificate is prevented from obtaining a deed by injunction or order of any court or the refusal or inability of any court to act upon the application for a tax deed, or by the refusal of the clerk to execute the same deed, the time her or she is so prevented shall be excluded from computation of the one year period."

Given under my hand and seal, this OFFICIAL SEAL OF COOK COUNTY

Clerk of Cook County

KAREN A. YARBROYSH. COOK COUNTY CLERK

**REAL ESTATE TRANSFER TAX** 

03-Nov-2023 0.00

COUNTY: ILLINOIS: TOTAL:

0.00 0.00

24-11-207-074-0000

20231001663280 | 1-136-695-248

# THREE YEAR DELINQUENT SALE DEED

# KAREN A. YARBROUGH | COUNTY CLERK OF COOK, COUNTY, ILLINOIS LEGAL DESCRIPTION FOR PROPERTY (or attach if more space needed):

The Westerly 10 feet of Lot 40 (except the Northerly 145 feet thereof) in Block 4 in Homestead Addition to

Washington Heights, a Subdivision of the Northeast quarter of Section 11, Township 37 North, Range 13, East of the

Third Principal Meridian, in Cook County, Illinois

#### TAX DEED NUMBER:

07092

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### MAIL FUTURE TAX BILLS TO:

<u>Village of Evergreen Park</u>
c/o John Sawyers, Village Treasurer

9418 South Kedzie Avenue

Evergreen Park II 60085

## EXEMPTION LANGUAGE:

The foregoing Tax Deed is issued pursuant to 35 ILCS 200/21-260(e). Collector's Scavenger Sale is EXEMPT from all Real Estate Transfer Taxes pursuant to the Illinois Real Estate Transfer Tax Law 35 ILCS 200/31-45, subparagraph F, and Cook County Ordinance §93-0-27, paragraph F. Please sign and date below to attest to this claim on behalf of the submitter of the foregoing conveyance instrument.

Printed Name (Above)

Signature (Above)

Date Signed (Above)

PLEASE AFFIX MUNICIPAL TRANSFER TAX STAMPS BELOW AS NECESSARY (OR ATTACH AS A SEPARATE PAGE)

VILLAGE OF EVERGREEN PARK EXEMPT. REAL ESTATE TRANSFER TAX

2330734004 Page: 3 of 3

## 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.

SIGNATURE: DATED: 20 2 3 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). Paren A. Yarbrough

**NOTARY SIGNATURE:** 

On this date of:

AFFIX NOTARY STAMP BELOW OFFICIAL SEAL JOVANNIE R JORDAN **NOTARY PUBLIC, STATE OF ILLINOIS** MY COMMISSION EXPIRES: 3/21/2026

**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 allinois, 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.

.2023 DATED: /U

SIGNATURE:

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

20 23

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

By the said (Name of Grantee): VILLAGE OF EXEIGNILLY PAUL

On this date of:

NOTARY SIGNATURE:

AFFIX NOTARY STAMP BELOW

ANDRIA ELIZABETH 65RNDT OFFICIAL SEAL Notary Public - State of Illinois My Commission Expires Jan 18, 2026

#### 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