TAX DEED - SCAVENGER SALE NOFFICIAL COPY

STATE OF ILLINOIS)
() SS
(COUNTY OF COOK)

No.: 07056

Case Number: 2022COTD001396

2331922927D

Doc# 2331022027 Fee \$88.00

RHSP FEE: \$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH COOK COUNTY CLERK

DATE: 11/06/2023 03:19 PM PG: 1 OF 3

Clerk of Cook County

Preparer's Information(Name & Address):

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

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

At a PUBLIC SALE OF REAL 537 TE for the NON-PAYMENT OF TAXES for THREE OR MORE YEARS, Pursuant to §35 ILCS 200/21-260, held in Cook County on: February 14, 2022, the County Collector sold the real property identified by the Property Identification Number of: 32 30-206-021-0000, with the ATTACHED legal Description, and Commonly Referred to Address of: 3 Aptioch PI, Park Forest, IL 60466.

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 Case Number: 2022COTD001396;

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 GRANT F2(S): Village of Park Forest with a true post office address and residence of: 350 Victory Dr., Park Forest, IL 30 466, and to his, hers, its or their heirs, successors and assigns FOREVER, the above-reference treat estate, as described.

Finally, the following provision of the Compiled Statutes of the State of Illinois, 35 ILCS 200.22-85, 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 shell be excluded from computation of the one year period."

Given under my hand and seal, this 20th day of September, in the year 2023
OFFICIAL SEAL OF COOK COUNTY:

EXEMPTION APPROVED

KAREN A. YARBROUGH, COOK COUNTY CLERK

VILLAGE CLERK VILLAGE OF PARK FOREST

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

Lot 36 in Block 5 in Village of Park Forest Area Number 1, being a Subdivision of part of the Northwest quarter and the Northeast quarter of Section 30, Township 35 North, Range 14, East of the Third Principal Meridian, lying South of the South right of way line of the Elgin, Joliet and Eastern Railroad, all in Cook County, Illinois

TAX DEED NUMBER:

07056

MÁIL FUTURE TAX BILLS TO:

Village of Park Forest

c/o Sandra Zoellner

350 Victory Drive

Park Forest, 1 60466

EXEMPTION LANGUAGE:

The foregoing Tax Deed is issued pursuant to 35 ILCS 200/21-260(a) 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)

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

REAL ESTATE TRANSFER TAX			06-Nov-2023
		COUNTY:	0.00
		ILLINOIS:	0.00
		TOTAL:	0.00
22-20-205-021-0000		120231101667828	1-000-757-200

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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: Sept 22 1,2023

SIGNATURE:

GRANTOR O AGENT

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

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

By the said (Name of Grantor): Anren A. Yarb

On this date of: 22 19

On this date of.

NOTARY SIGNATURE:

AFFIX NOTARY STAMP BELOW

OFFICIAL SEAL
JOVANNIE R JORDAN
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES: 3/21/2028

GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the ran e 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: NV

6 , 20 23

SIGNATURE:

GRANTER ON 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):

FIDNEY (SWYZLY

On this date of: HON

NOTARY SIGNATURE:

AFFIX NOTARY STAMP BELOW

OFFICIAL SEAL
KAYLEE DANIUTA
MOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES: 5/21/2025

CRIMINAL LIABILITY NOTICE

Pursuant to Section <u>55 ILCS 5/3-5020(b)(2)</u>, Any person who knowingly submits a false statement concerning the identity of a <u>GRANTEE</u> shall be guilty of a <u>CLASS C MISDEMEANOR</u> for the <u>FIRST OFFENSE</u>, and of a <u>CLASS A MISDEMEANOR</u>, for subsequent offenses.

(Attach to <u>DEED</u> or <u>ABI</u> to be recorded in Cook County, Illinois if exempt under provisions of the <u>Illinois Real Estate Transfer Act</u>: (35 ILCS 200/Art. 31)

rev. on 10.17.2016