

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 March 10, 2023, in Case No. 2022 CH 03514, entitled LOANDEPOT.COM, LLC vs. ROGER APPELEGATE, et al, and pursuant to which the premises hereinafter

Doc# 2335210034 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/18/2023 03:51 PM PG: 1 OF 3

described were sold at public sale pursuant to notice given in compliance with 735 ILCS 5/15-1507(c) by said grantor on August 15, 2023, does hereby grant, transfer, and convey to **RIDGEWAY GROUP LLC** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

Lot 56 in Calumet Service Corporation Subdivision, being a subdivision of part of the Southeast 1/4 of Section 24, Township 36 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Commonly known as 16924 LUELLA AVE, SOUTH HOLLAND, IL 60473

Property Index No. 29-24-404-005-0006

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 3rd 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

3rd 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: 16924 LUELLA AVE, SOUTH HOLLAND, IL 60473

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:



RIDGEWAY GROUP LLC
3730 W DEVON
LINCOLNWOOD, IL 60712
(847) 763-1480

Contact Name and Address:

Contact: RIDGEWAY GROUP LLC c/o Adesh Patel
Address: 3730 W DEVON
LINCOLNWOOD, IL 60712
Telephone: (847) 763-1480

RETURN AFTER REPORTING TO

Lichtman Eisen Partners, Ltd
Attorneys and Counselors at Law
134 North LaSalle Street
Suite 750
Chicago, Illinois 60602

REAL ESTATE TRANSFER TAX		18-Dec-2023
	COUNTY:	84.50
	ILLINOIS:	169.00
	TOTAL:	253.50
29-24-404-005-0000 20231201697660 0-536-236-080		

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THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

**VILLAGE OF SOUTH HOLLAND
CERTIFICATE OF PAYMENT
OF OUTSTANDING SERVICE CHARGES**

The undersigned, Deputy Village Clerk for the Village of South Holland, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: **Roger Applegate**
Mailing Address: **16924 Luella Avenue, South Holland, IL 60473**
Telephone No.: **847-763-1486**
Attorney or Agent: **Marc Lichtman**
Telephone No.: **312-332-0247**
Property Address: **16924 Luella Avenue
South Holland, IL 60473**
Property Index Number (PIN): **29-24-404-005-0005**
Water Account Number: **0420032000**
Date of Issuance: **10/26/2023**

State of Illinois)
County of Cook)
This instrument was acknowledged before
me on Oct. 26th, 2023 by
Cecilia E Acosta
Cecilia E Acosta
(Signature of Notary Public)

VILLAGE OF SOUTH HOLLAND
By: Michelle K. Hill
Deputy Village Clerk or Representative



[SEAL]

THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.