## **UNOFFICIAL COPY**

TAX DEED - SCAVENGER SALE	Karen A. Yarbrough
STATE OF ILLINOIS ) ) SS	Cook County Clerk Date: 01/22/2024 11:41 AM Pg: 1 of 4
COUNTY OF COOK	Dec ID 20240101608673
NoY	ST/CO Stamp 2-032-374-832
Case Number: 2022 COTD 704	
Preparer's Information (Name & Address:	
Matthew Simo	
1804 N. Naper Blvd #350	
Naperville, Illinois 60563	
TAX DEED PURSUANTO	§35 ILCS 200/21-260(e). Collector's Scavenger Sale
At a PUBLIC SALE OF REAL ESTATE for the	NON-PAYMENT OF TAXES for THREE OR MORE YEARS, Pursuant to §35 ILCS
•	July 15, 2019 , the County Collector sold the real property identified by
- · · · · · · · · · · · · · · · · · · ·	15-08-304-033-0000, with the ATTACHED legal Description,
•	5215 RANDOLPH ST. Bellwood , II 60104.
· · · · -	ed from the sale, and it appearing that the holder of the Certificate of Purchase of said
, , , ,	e State of Illinois, necessa, v to entitle her, him or it, to a Deed of said real property, as
found and ordered by the Circuit Court of Co	ok County in Case Number. 2022 COTD 704;
Furthermore, I, KAREN A. YARBROUGH, Co	unty Clerk of the County of Cook, ir the State of Illinois, with an office located at 118
North Clark Street, Room 434, in Chicago, I	Illinois 60602, in consideration of the premises and by virtue of the compiled statutes of
· -	rant and convey to the GRANTEE(S): VILLACE OF BELLWOOD
with a true post office address and residence	of:3200 WASHINGTON BLVD., BF.LWOOD, IL 60104
and to his, hers, its or their heirs, successors a	and assigns FOREVER, the above-referenced real estate, as Jeccribed.
Finally, the following provision of the Compiled	Statutes of the State of Illinois, §35 ILCS 200/22-85, is recited, as required by law:
records the same within one year from and aft based, shall, after the expiration of the one ye is prevented from obtaining a deed by injunction	at any tax sale under this Code takes out the deed in the time provided by law, and er the time for redemption expires, the certificate or deed, and the sale on which it is ar period, be absolutely void with no right to reimbursement. If the holder of the certificate on or order of any court or the refusal or inability of any court to act upon the application execute the same deed, the time her or she is so prevented shall be excluded from
Given under my hand and seal, this	day of Une , in the year 2023
OFFICIAL SEAL OF COOK COUNTY:	
	7)17
	Clerk of Cook County

KAREN A. YARBROUGH, COOK COUNTY CLERK

# **UNOFFICIAL COPY**

THREE YEAR	R DELINQUEN	T SALE DEED	
	H   COUNTY CLERK OF C		
LEGAL DESCRIPTION FOR PROPERTY (or attach if more space needed):			
	SEE ATTACHED EXHIBIT (A	<b>\</b> )	
0			
0,			
<u> </u>			
	Ox		
TAX DEED NUMBER:			
No	0407135	V	
No	do in the	·	
ī	AIL FUTURE A BILLS	TO:	
// <u>m</u>	ILLAGE OF BELLWC		
<u> </u>	00 WASHINGTON B	<del></del>	
	BELLWOOD, IL, 601		
	DLLLVVOOD, 1L, 001	77.	
	EXEMPTION LANGUAGE		
The foregoing Tax Deed is issu	red pursuant to §35 ILCS 200/21-26		
EXEMPT from all Real Estate T	ransfer Taxes pursuant to the Illinois	Real Estate Transfer Tax Law §35	
ILCS 200/31-45, subparagraph	n F, and Cook County Ordinance § claim on behalf of the submitter of the	93-0-27, paragraph & Please sign	
and date below to attest to this t	Jaill on behall of the submitter of the	/ )	
MATTHEW SIMO	ASio	10/17/23	
Printed Name (Above)	Signature (Above)	Date Signed (Above)	
PLEASE AFFIX MUNICIPAL TRANS	FER TAX STAMPS BELOW AS NECESSAR	Y (OR ATTACH AS A SEPARATE PAGE)	
WILL AGE OF BELLWOOD			
VILLAGE OF BELLWOOD  REAL ESTATE TRANSFER TAX			
13821 <u>\$ Exempl</u>			

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### **UNOFFICIAL COPY**

#### **EXHIBIT A**

**Property Index Number:** 

15-08-304-033-0000

**Commonly Known As:** 

5215 Randolph Street Bellwood, Illinois

### **Legal Description:**

THE SOUTH 105-6 FEET (LYING NORTH OF NORTH LINE OF RANDOLPH STREET)(EXCEPT THE WEST 88 FEET LYING EAST OF E/S) LINE OF 53<sup>80</sup> STREET) OF LOT 52 IN E.A. CUMMINGS AND COMPANY'S GARDENHOME ADDITION BEING A SUADIVISION OF THE NORTH WEST FRACTIONAL & SOUTH OF THE INDIAN BOUNDARY LINE OF SECTION 8 SOUTH OF THE INDIAN BOUNDARY LINE LYING NORTH OF BUTTERFIELD ROAD IN TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THAT RIGHT OF WAY OF MINNESOTA AND NORTHWESTERN RAILROAD COMPANY AND AURORA WHEATON AND CHICAGO RAILROAD COMPANY) IN COOK COUNTY ILLINOIS

### **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:

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

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

By the said (Name of Grantor): Karen

On this date of:

NOTARY SIGNATURE:

AFFIX NOTARY STAMP BELOW

OFFICIAL SEAL JOVANNIE R JORDAN **NOTARY PUBLIC. STATE OF ILLINOIS** MY COMMISSION EXPIRES: 3/21/2026

#### **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 Plinois 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: 1 20 Z.3

SIGNATURE:

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the 3 ANTEE signature.

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

610/2av

By the said (Name of Grantee)

UUMatthew Simo

On this date of:

**NOTARY SIGNATURE:** 

OFFICIAL NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES 10/6/2026

### 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