

# UNOFFICIAL COPY

Doc#: 2407220245 Fee: \$107.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK'S OFFICE  
Date 3/12/2024 11:49 AM Pg: 1 of 3

## 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 November 18, 2022, in Case No. 22 CH 04426, entitled FREEDOM MORTGAGE CORPORATION vs. JOSE G REYES-PADILLA, et al, and pursuant to which the premises hereinafter described were sold at public sale pursuant to notice given in compliance with 735 ILCS 5/15-1507(c) by said grantor on February 23, 2023, does hereby grant, transfer, and convey to **FREEDOM MORTGAGE CORPORATION** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

Dec ID 20240201642381  
City Stamp 1-353-042-480 City Tax \$0.00

THE FOLLOWING REAL ESTATE SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, TO WIT:

LOT 36 AND THE WEST 10 FEET OF LOT 37 IN BLOCK 3 IN CLARKDALE, A SUBDIVISION BY GEORGE T. POTTER OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 35, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 3730 W 82ND ST, CHICAGO, IL 60652

Property Index No. 19-35-119-076

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 8th day of August, 2023.

The Judicial Sales Corporation



Wendy Morales  
President and Chief Executive Officer

### REAL ESTATE TRANSFER TAX

05-Mar-2024



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

19-35-119-076-0000 | 20240201642381 | 1-353-042-480

\* Total does not include any applicable penalty or interest due.

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## JUDICIAL SALE DEED

Property Address: 3730 W 82ND ST, CHICAGO, IL 60652

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

8th day of August, 2023

*Heidi Sepulveda*  
Notary Public



This Deed was prepared by August P. Butera, The Judicial Sales Corporation, One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650.

Exempt under provision of Paragraph 2 Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

8/17/2023 *Shakira M. White*  
Date 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:  
FREEDOM MORTGAGE CORPORATION

Contact Name and Address:

Contact: FREEDOM MORTGAGE CORPORATION  
Address: 1500 KINCAID DR.  
FISHERS, IN 46037  
Telephone: \_\_\_\_\_

Mail To:  
ROBERTSON ANSCHÜTZ SCHNEID CRANE & PARTNERS, PLLC  
205 N. MICHIGAN SUITE 810  
CHICAGO, IL, 60601  
Att No. 65582  
File No. 22-032730



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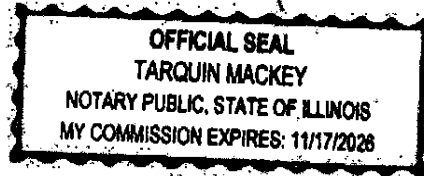
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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 title to real estate under the laws of the State of Illinois.

Dated August 8<sup>th</sup>, 2023

Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before me  
By the said Heidi Sepulveda  
This 8<sup>th</sup>, day of August, 2023  
Notary Public Tarquin Mackey

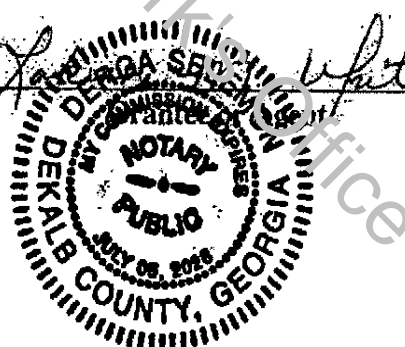


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 title to real estate under the laws of the State of Illinois.

Date AUGUST 17, 2023

Signature: [Handwritten Signature]

Subscribed and sworn to before me  
By the said AGENT  
This 09, day of 12, 2023  
Notary Public DEBORA SELEMAN



Note: 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 Section 4 of the Illinois Real Estate Transfer Tax Act.)