



2407311068

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 December 10, 2021, in Case No. 2019 CH 14198, entitled MCCORMICK 105, LLC, AS ASSIGNEE OF PROVIDENCE BANK AND TRUST COMPANY, AS

SUCCESSOR THROUGH MERGE WITH URBAN PARTNERSHIP BANK, AS SUCCESSOR IN INTEREST TO THE FEDERAL DEPOSIT INSURANCE CORPORATION, AS RECEIVER FOR SHOREBANK F/K/A SOUTH SHORE BANK OF CHICAGO vs. CHICAGO TITLE LAND TRUST COMPANY, 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 28, 2022, does hereby grant, transfer, and convey to **MCCORMICK 111, LLC**, by assignment the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

LOTS 3, 4 AND 5 IN BLOCK 51 IN CORNELL, A SUBDIVISION OF SECTIONS 26 AND 35, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 813-21 EAST 75TH STREET, CHICAGO, IL 60619

Property Index No. 20-26-300-021-0000; 20-26-300-022-0000

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 7th day of February, 2024.

The Judicial Sales Corporation

Wendy Morales
President and Chief Executive Officer

REAL ESTATE TRANSFER TAX

13-Mar-2024



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

20-26-300-022-0000 | 20240301652290 | 0-262-429-232

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

REAL ESTATE TRANSFER TAX

13-Mar-2024



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

20-26-300-022-0000 | 20240301652290 | 1-592-932-912

UNOFFICIAL COPY

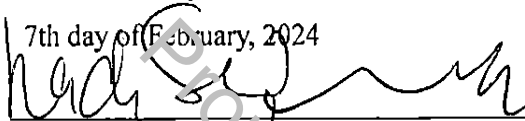
JUDICIAL SALE DEED

Property Address: 813-21 EAST 75TH STREET, CHICAGO, IL 60619

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

7th day of February, 2024


Notary Public



This Deed was prepared by August R. 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).

02/07/24
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:

MCCORMICK 111, LLC, by assignment
11350 MCCORMICK RD., ST. 902
HUNT VALLEY, MD 21031

Contact Name and Address:

Contact: MCCORMICK 111, LLC
Address: ATTN: ROBERT F. BROWN
11350 MCCORMICK RD., ST. 902
HUNT VALLEY, MD 21031

Mail To:

MELTZER, PURTILL & STELLE LLC
1515 E. WOODFIELD ROAD, SUITE 250
SCHAUMBURG, IL, 60173
Att No. 33682
File No.

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

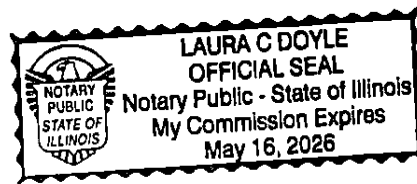
The grantor or his agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real 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: February 21, 2024

Signature: Alexandros Ryzhu
Grantor or Agent

Subscribed and sworn to before me
this 21st day of February, 2024

Notary Public Laura C. Doyle



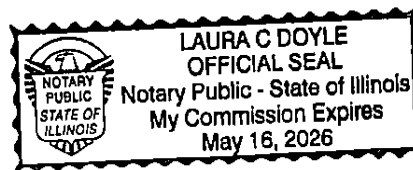
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquired 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: February 21, 2024

Signature: Alexandros Ryzhu
Grantee or Agent

Subscribed and sworn to before me
this 21st day of February, 2024

Notary Public Laura C. Doyle



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