

UNOFFICIAL COPY



22-093551L

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 September 20, 2023, in Case No. 23 CH 04110, entitled U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY

AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST vs. WILLIAM LINDSEY, JR A/K/A WILLIAM LINDSEY, 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 January 5, 2024, does hereby grant, transfer, and convey to **U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

LOT 15 IN RESUBDIVISION OF LOTS 1 TO 17 IN BLOCK 2 IN RESUBDIVISION OF BLOCK 4 AND 11 IN VINCENNES ROAD ADDITION BEING A SUBDIVISION OF THE WEST HALF OF THE SOUTH EAST QUARTER OF SECTION 19, AND THAT PART LYING EAST OF DUMMY TRACT OF THE EAST HALF OF THE SOUTH WEST QUARTER OF SECTION 19, TOWNSHIP 27 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 11602 SOUTH CHURCH STREET, CHICAGO, IL 60643

Property Index No. 25-19-401-042-0000

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 26th day of February, 2024.

The Judicial Sales Corporation

Wendy Morales
President and Chief Executive Officer

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JUDICIAL SALE DEED

Property Address: 11602 SOUTH CHURCH STREET, CHICAGO, IL 60643

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

26th day of February, 2024

Heidi Sepulveda

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 4 Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

2-27-2024

Date

Buyer, Seller or Representative

REAL ESTATE TRANSFER TAX

21-Mar-2024

Grantor's Name and Address:

THE JUDICIAL SALES CORPORATION
One South Wacker Drive, 24th Floor
Chicago, Illinois 60606-4650
(312)236-SALE

CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

25-19-401-042-0000 | 20240301658151 | 1-377-248-816

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

Grantee's Name and Address and mail tax bills to:

Contact: U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST c/o SELENE FINANCE - NICHOLAS CARTER
Address: 9990 RICHMOND AVE, STE 400S
HOUSTON, TX 77042
Telephone: (713) 625-2000

Mail To:

MCCALLA RAYMER LEIBERT PIERCE, LLC
One North Dearborn Street, Suite 1200
Chicago, IL, 60602
Att No. 61256
File No. 22-09355il_782203

REAL ESTATE TRANSFER TAX

21-Mar-2024

COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

25-19-401-042-0000 | 20240301658151 | 1-936-926-256

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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: 2 | 27 | 2024

SIGNATURE: _____

GRANTOR or AGENT

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

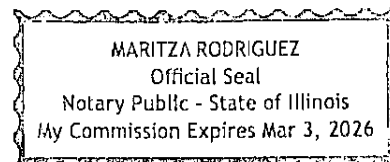
Subscribed and sworn to before me, Name of Notary Public: _____

By the said (Name of Grantor): _____ AGENT

On this date of: 2 | 27 | 2024

NOTARY SIGNATURE: _____

AFFIX NOTARY STAMP BELOW



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 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: 2 | 27 | 2024

SIGNATURE: _____

GRANTEE or AGENT

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

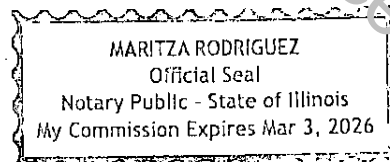
Subscribed and sworn to before me, Name of Notary Public: _____

By the said (Name of Grantee): _____ AGENT

On this date of: 2 | 27 | 2024

NOTARY SIGNATURE: _____

AFFIX NOTARY STAMP BELOW



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