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COOK COUNTY RECORDER

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Property of Cook County Clerk's Office

Attest: AURELIA PUCINSKI, Clerk.

JAMES E. O'GRADY, Sheriff

CECIL PARTEE, State's Attorney

Judge of the Circuit Court of Cook County.

PLEAS, before the Honorable
T. O'BRIEN
one of the Judges of the Circuit Court of Cook County, in the State of Illinois, holding a branch Court, at the
Court, at the Court House in said County, and state, on
JUNE 18
NINETY-ONE
and of the
in the year of our Lord, one thousand nine hundred and
Independence of the United States of America, the two hundredth and
FIFTEENTH
PRESENT: - The Honorable
T. O'BRIEN

STATE OF ILLINOIS,
COUNTY OF COOK
SS. [

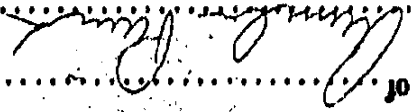
UNITED STATES OF AMERICA

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(2-90) CCDC-4

..... Clerk
..... day of 19.....



..... the seal of said Court, in said County, this

IN WITNESS WHEREOF, I have hereunto set my hand, and affixed

..... and

..... plaintiff/petitioner

..... in a certain cause lately pending in said Court, between

.....

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.....

..... and complete ... COPY OF A CERTAIN JUDGMENT MADE AND ENTERED OF RECORD IN SAID COURT;

and the keeper of the records, files and seal thereof, do hereby certify the above and foregoing to be true, perfect
I, AURELIA PUCINSKI, Clerk of the Circuit Court of Cook County, in and for the State of Illinois,

STATE OF ILLINOIS,
COUNTY OF COOK

ss.]

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IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION

FIRST NATIONWIDE BANK)

Plaintiff,)

vs.)

No. 89 CH 5651)

JOHN E. BLAZINA; UNKNOWN SPOUSE OF)
JOHN E. BLAZINA; STREETERVILLE CENTER)
CONDOMINIUM ASSOCIATION; UNKNOWN)
OWNERS AND NONRECORD CLAIMANTS;)

Defendants.)

CONSENT JUDGMENT FOR FORECLOSURE

THIS CAUSE having been duly heard by this Court upon the record herein, the Court FINDS:

- A. It has jurisdiction to the parties hereto and the subject matter hereof.

That all the material allegations of the Complaint and those deemed to be made pursuant to Chapter 110, Section 15-1504 (c) 1-11, Illinois Code of Civil Procedure are true and proven; that by entry of this Judgment for Foreclosure and Sale, the Mortgage and Note which are the subject matter of these proceedings is extinguished and merged into judgment and default no longer exists, but has been replaced by judgment; and that by virtue of the mortgage and the affidavits presented as evidence of indebtedness secured thereby, there is due to the Plaintiff, and it has a valid and subsisting lien on the property described hereafter for the following accounts.

| | |
|---|--------------------|
| Principal, Accrued Interest and Advances by Plaintiff: | \$ 94,244.72 |
| Costs of Suit: | \$ 1,049.81 |
| Attorneys' Fees: | \$ <u>2,650.00</u> |
| Total | \$ 97,944.53 |

All the foregoing amounts have been accounted for in the Affidavits filed by Plaintiff.

- B. That there is due and owing to the Defendants immediately hereinafter stated, if any, the sums set forth, as a lien(s) upon the subject premises subordinate and

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inferior to the lien and interest of the Plaintiff pursuant to the verified pleadings filed herein:

NONE

- C. That by its terms said mortgage provides that the attorneys for the Plaintiff shall be entitled to an award of reasonable attorneys' fees herein, and, that included in the above indebtedness are attorneys' fees, and that the following sum is hereby allowed to the Plaintiff:

\$ 2,650.00

- D. That under the provisions of said Mortgage, the costs of foreclosure are an additional indebtedness for which the Plaintiff should be reimbursed, and that such expenses are hereby allowed to the Plaintiff.
- E. That advances made in order to protect the lien of the Judgment and preserve the real estate, such as, but not limited to: real estate taxes or assessments, property inspections, property maintenance and insurance premiums incurred by the Plaintiff and not included in this Judgment, but incurred prior to the Foreclosure Sale, shall become an additional indebtedness secured by the Judgment lien and bear interest from the date of the advance at the mortgage rate of interest pursuant to Sections 15-1503 and 15-1503.
- F. That the Mortgage described in the Complaint and hereby foreclosed appears of record in the Office of the Recorder or Registrar of Deeds, Cook County, Illinois, as Document No. 27444530, and the property herein referred to and directed to be sold is described as follows:

PARCEL 1: UNIT 1401 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN STREETERVILLE CENTER CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 26017897, IN THE NORTHEAST 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 TO MAINTAIN PARTY WALL AS ESTABLISHED BY PARTY WALL AGREEMENT RECORDED AS DOCUMENT NUMBER 17155-49, ALL IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 233 East Erie
Unit 1401
Chicago, IL 60610

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TAX PARCEL NUMBER: 17-10-203-027-1051

- G. That the Mortgage herein referred to is secured by a Mortgage Note personally executed by:

JOHN E. BLAZINA

- H. That the Mortgagors and any other owners or co-owner of the subject property are the owner(s) of the equity of redemption, as set forth in Complaint heretofore filed.
- I. That the rights and interests of all the Defendants to this cause in and to the property hereinbefore described are inferior to the lien of Plaintiff.
- J. The date when the last of the Owner of the Equity of redemption were served with summons or by publication was August 31, 1990 by general appearance.
- K. That true and correct copies of the original Note and the original mortgage are attached to the Complaint.

That pursuant to the Consent of Judgment without right of redemption and Waiver of Deficiency Judgment filed with this Court, a copy of which is attached hereto, JOHN E. BLAZINA expressly consents to entry of Judgment in this foreclosure case providing that absolute title in the mortgage property shall vest in the mortgagee, free and clear of all claims, liens and interest of the Mortgagor and all persons claiming by, through or under the mortgagor, free and clear of all rights to redeem pursuant to Ill. Rev. Statute Chapter 110, Section 15-1603, and FIRST NATIONWIDE BANK, have agreed to waive any deficiency judgment against Mortgagor and Owner, JOHN E. BLAZINA.

IT IS THEREFORE ORDERED AND ADJUDGED that Judgment is entered in favor of Plaintiff and against Defendants, JOHN E. BLAZINA; UNKNOWN SPOUSE OF JOHN E. BLAZINA; STREETERVILLE CENTER CONDOMINIUM ASSOCIATION; UNKNOWN OWNERS AND NONRECORD CLAIMANTS.

IT IS FURTHER ORDERED AND ADJUDGED that absolute title to the property legally described as:

PARCEL 1: UNIT 1401 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN STREETERVILLE CENTER CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 26017897, IN THE NORTHEAST 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF
PARCEL 1 TO MAINTAIN PARTY WALL AS ESTABLISHED BY PARTY WALL
AGREEMENT RECORDED AS DOCUMENT NUMBER 1715549, ALL IN
COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 233 E. Erie, #1401
Chicago, IL 60610

TAX PARCEL NUMBER: 17-10-203-027-1501

shall vest in Plaintiff, FIRST NATIONWIDE BANK, free and clear of
all liens, claims and interest of JOHN E. BLAZINA; UNKNOWN OWNERS
AND NONRECORD CLAIMANTS, and of all persons claiming by, through
or under JOHN E. BLAZINA; UNKNOWN OWNERS AND NONRECORD CLAIMANTS,
free and clear of all rights to redeem.

IT IS FURTHER ORDERED AND ADJUDGED that title to the proper-
ty shall be subject to the rights of the Defendant, STREETERVILLE
CENTER CONDOMINIUM ASSOCIATION, in accordance with Ch. 110, Sec.
15-1402, of the Illinois Code of Civil Procedure. *This judgment shall have*

*no legal effect, with respect to the settlement order entered this date with respect to the
Association's motion for default judgment against John E. Blazina.*

IT IS FURTHER ORDERED AND ADJUDGED that upon title vesting
in FIRST NATIONWIDE BANK, the Judgment in favor of Plaintiff
against JOHN E. BLAZINA; UNKNOWN OWNERS AND NONRECORD CLAIMANTS,
is fully satisfied and no personal deficiency exists.

IT IS FURTHER ORDERED AND ADJUDGED that in reporting the
outcome of this matter to any credit agency or credit bureau, or
any other reporting agency or bureau, First Nationwide Bank and
/or its agents will report only that this matter was in
foreclosure status and that a settlement agreement was reached
with John E. Blazina, and that no personal judgment or individual
deficiency was assessed against John E. Blazina in this particul-
ar matter.

That the Court retains jurisdiction of the subject matter of
this cause and all parties hereto, for the purpose of enforcing
this Judgment.

THE COURT FURTHER FINDS there is no just reason for delaying
the enforcement or appeal from the Judgment.

DATE: _____

ENTERED: _____

ENTERED
JUDGE JUN 18 1991
U. GORDON 139

Codilis and Associates, P.C.
1 S 280 Summit Avenue, Court A

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STATE OF ILLINOIS,
COUNTY OF COOK

] ss.

I, AURELIA PUCINSKI, Clerk of the Circuit Court of Cook County, in and for the State of Illinois,
and the keeper of the records, files and seal thereof, do hereby certify the above and foregoing to be true, perfect
and complete COPY OF A CERTAIN JUDGMENT MADE AND ENTERED OF RECORD IN SAID COURT:

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in a certain cause lately pending in said Court, between

FIRST NATONWIDE BANK

plaintiff/petitioner

JOHN E. BLAZINA: ET AL

defendant/respondent

and

IN WITNESS WHEREOF, I have hereunto set my hand, and affixed

the seal of said Court, in said County, this 25th

day of JULY 19 91

. Clerk

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PLACITA JUDGMENT

(2-90) CCDCH-6

UNITED STATES OF AMERICA

STATE OF ILLINOIS,
COUNTY OF COOK

ss.

PLEAS, before the Honorable
one of the Judges of the Circuit Court of Cook County, in the State of Illinois, holding a branch Court, at the
Court, at the Court House in said County, and state, on
in the year of our Lord, one thousand nine hundred and and of the
Independence of the United States of America, the two hundredth and

PRESENT: - The Honorable

Judge of the Circuit Court of Cook County.

JACK O'MALLEY

MICHAEL F. STEADMAN

CLERK OF COURT

Attest: AURELIA PUCINSKI, Clerk.

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