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

ASHLAND STATE BANK,

Plaintiff,

vs.

No. 91 CH 7691

THOMAS PHILLIPS, JR; CAROL MOSELEY
BRAUN, Registrar of Torrens Titles;
CHICAGO TITLE AND TRUST COMPANY as
Trustee; JOHN M. MORRISSEY, MIAN
ALI, NONRECORD CLAIMANTS, AND
UNKNOWN OWNERS,

Defendants.

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EXEMPT UNDER PROVISIONS OF PARAGRAPH (m)
SECTION 4 OF THE REAL ESTATE TRANSFER TAX ACT.

DATE: 3-24-93 AGENT: Richard N. White

RECORDED & INDEXED
MAR 26 1993
CLERK OF COOK COUNTY

JUDGMENT FOR FORECLOSURE BY CONSENT

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THIS CAUSE HAVING COME TO BE HEARD on the Complaint to Foreclose Mortgage filed by Plaintiff, Ashland State Bank, for Entry of Judgment for Foreclosure by Consent, and Plaintiff having presented a Stipulation for Consent Foreclosure pursuant to Section 15-1402 of the Illinois Mortgage Foreclosure Law and the original subject mortgage and note, all of which have been examined by the Court;

And it appearing to the Court that Plaintiff heretofore commenced this action by filing its Complaint against Defendants, that the Affidavit required to make UNKNOWN OWNER and NONRECORD CLAIMANTS Defendants to this action was duly filed, and UNKNOWN OWNERS and NONRECORD CLAIMANTS have been duly and regularly made party defendants to this action in the manner provided by law;

THIS FORECLOSURE IS MADE WITHOUT ANY LIABILITY TO THE UNKNOWN OWNER. THE UNKNOWN OWNER SHALL BE RESPONSIBLE FOR THE PAYMENT OF THIS PROPERTY TAX...

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1-1-2024

AGENT

PROPERTY OF THE BOARD OF PUBLIC DEFENDERS

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That the persons or entities designated as UNKNOWN OWNERS include persons or entities who are interested in this action and who have or claim some right, title, interest, or lien in, to, or upon the mortgaged real estate, or some part thereof, described in Plaintiff's Complaint, that the name of each of such other persons or entities interested in this action was and is unknown to Plaintiff, and upon diligent inquiry could not and cannot be ascertained, and that all such persons, therefore, have been made party defendants to this action by the name and description of "UNKNOWN OWNERS."

The the persons or entities designated as NONRECORD CLAIMANTS include persons or entities so defined by Section 15-1210 of the Illinois Mortgage Foreclosure Law, that the existence of such persons or entities and the names, present, and last known places of residence of all such persons or entities are unknown to Plaintiff;

And the court having examined the files and records in this cause and having heard evidence and being fully advised in the premises, finds that each of Defendants in this cause has been duly and properly brought before the Court, either through service of Summons or publication, all in the manner provided by law, that due and proper notice has been given to each of Defendants during the progress of this cause, as required by law, and that this Court now has jurisdiction over all of the parties to this cause and the subject matter thereof;

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And the mortgagor, Mian Ali having submitted to the jurisdiction of the Court and having agreed to the entry of a consent foreclosure judgment pursuant to Section 15-1402 of the Illinois Mortgage Foreclosure Law;

And the mortgagee having agreed to waive any and all rights to a personal judgment for deficiency against the mortgagor and against all other persons liable for the indebtedness secured by the mortgage;

And such offer has been presented by motion with proper notice to all parties not in default;

And the mortgagor having expressly consented to the entry of judgment by stipulation;

And no other party having objected to the entry of judgment;

And it further appearing to the Court that Defendants Thomas Phillips, Jr. Chicago Title and Trust as Trustee, John Morrissey, NONRECORD CLAIMANTS and UNKNOWN OWNERS have failed to appear within the time required by law, and that these Defendants have been held in default by a Default Order entered by this Court;

And it further appearing to the Court that Summary Judgment has been entered against the Defendant Carol Moseley Braun, Registrar of Torrens Titles;

And this cause coming on now to be heard on the Complaint and for Entry of a Judgment for Foreclosure by Consent herein and upon all other pleadings, and upon all the files and matters of record herein, and it further appearing to the Court that the

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notice of the presentation of this Judgment has been given to all parties entitled thereto, and the Court being fully advised in the premises, from the files, records, and competent evidence herein:

HEREBY FINDS:

1. All the material allegations of the Complaint are true and proven, and Plaintiff's mortgage is prior and superior to all other mortgages, claims of interests and liens upon the mortgaged real estate.

2. There is due to Plaintiff, pursuant to the subject note, and it has a valid and subsisting lien through the mortgage on the property described hereafter, for \$17,025.66 which includes all principal, interest, attorneys fees and other costs.

3. The mortgage described in the Complaint and hereby foreclosed is of record in the Office of the Recorder of Torrens Titles of Cook County, Illinois, as Document No. LR 3740151 and the property herein referred to ~~and directed to be sold~~ is legally described as follows:

LOT 3 IN BLOCK 3 IN KIONKA'S SUBDIVISION OF LOTS 1 AND 2 IN THE SUBDIVISION OF LOT 3 IN ASSESSOR'S DIVISION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 22, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO PLAT THEREOF RECORDED SEPTEMBER 15, 1887 AS DOCUMENT NUMBER 872083 IN BOOK 27 OF PLATS, PAGE 13. 25-22-110-023 2000

COMMONLY KNOWN AS:
11338 South Michigan
Chicago, Illinois, Cook County.

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PERMANENT INDEX NUMBER: 25-22-110-023-0000

4. Plaintiff's mortgage being a valid, prior, and paramount lien upon the mortgaged real estate, any and all parties' interests in the mortgaged real estate are terminated by this foreclosure.

5. The mortgaged real estate is not residential real estate.

6. This cause was filed after July 1, 1987, and is governed by the Illinois Mortgage Foreclosure Law.

7. There is no just reason to delay enforcement or appeal from this final appealable Order.

IT IS THEREFORE HEREBY ORDERED AND ADJUDGED:

1. The Court having gained jurisdiction over all party defendants to the foreclosure as required by law, that then all party defendants, and all persons claiming by, through, or under them, or any and all of them, be forever barred and foreclosed of and from all rights, title, interest, claim, lien, or rights of redemption, whether any of the foregoing arose prior to or after the commencement of this action, in and to said premises and any part thereof.

2. Title is vested in Ashland State Bank, free and clear of all rights of the owner and of all parties to the suit.

3. There is no deficiency judgment against any party to the suit.

4. The Court hereby retains jurisdiction of the subject

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matter of this cause and of all parties hereto for the purpose of enforcing this Judgment.

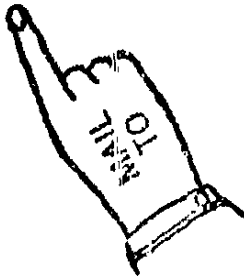
DATED:

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JAN 25 1993	
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PREPARED BY AND RETURN TO
DONALD N. WILSON
ROBBINS, SALOMON & PATT, LTD.
Attorneys for Plaintiff
25 East Washington, Suite 1000
Chicago, Illinois 60602
312/782-9000
Firm I.D. No. 80919

ashphil.for/dnw2



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I HEREBY CERTIFY THE ABOVE TO BE CORRECT.

DATE 3-25-93

Aurelia P. ...

CLERK OF THE CIRCUIT COURT OF COOK COUNTY, ILL.
THIS CHECK IS THE PROPERTY OF THE CIRCUIT COURT OF COOK COUNTY, ILL. AND IS SUBJECT TO THE
PROVISIONS OF THE LAW.