

# UNOFFICIAL COPY

## JUDICIAL SALE DEED

THE GRANTOR, INTERCOUNTY JUDICIAL SALES CORPORATION, an Illinois Corporation, pursuant to and under the authority conferred by the provisions of a Judgment of Foreclosure and Sale and an Order Appointing Selling Officer entered by the Circuit Court of Cook County, Illinois on June 28, 1995 in Case No. 95 CH 3074 entitled USA vs. Jackson and pursuant to which the mortgaged real estate hereinafter described was sold at public sale by said grantor on November 9, 1995, does hereby grant, transfer and convey to THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT the following described real estate situated in the County of Cook, State of Illinois, to have and to hold forever:

95828389

F	27	A
P		P
T	27	V
T	10	B

COOK COUNTY CLERK'S OFFICE  
 1100 W. MADISON ST. CHICAGO, ILLINOIS 60602  
 TELEPHONE # 312-328-3889  
 COOK COUNTY, ILLINOIS

LOT 15 IN BLOCK 18 IN BEACON HILLS, BEING A SUBDIVISION OF PART OF SECTIONS 19, 20, 29 AND 30, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 4, 1960 AS DOCUMENT NUMBER 17748392, IN COOK COUNTY, ILLINOIS. P.I.N. 32-29-111-015.

Commonly known as 1947 Dartmouth Drive, Chicago Heights, IL 60411.

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its President, and attested to by its Secretary this November 20, 1995.

INTERCOUNTY JUDICIAL SALES CORPORATION

95828389

Attest Nathan H. Lichtenstein  
 Secretary

Andrew D. Schusteff  
 President

State of Illinois, County of Cook ss, This instrument was acknowledged before me on November 20, 1995 by Andrew D. Schusteff as President and Nathan H. Lichtenstein as Secretary of Intercounty Judicial Sales Corporation.

Commission expires May 18, 1997.

Andrew M. Manca  
 Notary Public Commission Expires 5/18/97

This deed was prepared by A. Schusteff, 120 W. Madison St. Chicago, IL 60602. This deed is exempt from real estate transfer tax under 35 ILCS 305/4(1).

RETURN TO: Box 167

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68-082856

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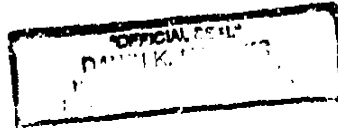
## STATEMENT BY GRANTOR AND GRANTEE

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 11-22, 1995 Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said

this 22 day of November  
1995  
Notary Public [Signature]

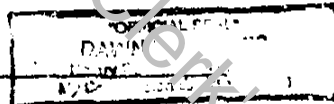


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a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

Dated 11-22, 1995 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said

this 22 day of November  
1995  
Notary Public [Signature]



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.)

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IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS

COUNTY DEPARTMENT, CHANCERY DIVISION

UNITED STATES OF AMERICA, acting )  
by and through The Secretary of )  
the Department of Housing and )  
Urban Development, )

Plaintiff(s), )

vs. )

Case No. 95 CH 3074

EVESTER JACKSON, ESTHER JACKSON, )  
UNKNOWN HEIRS OF EVESTER JACKSON, )  
ESTATE OF EVESTER JACKSON, UNKNOWN )  
SPOUSE OF ESTHER JACKSON, THORN )  
CREEK BASIN SANITARY DISTRICT, )  
under Lien Recorded January 25, )  
1994, as Document Number 94 080 725 )  
NONRECORD CLAIMANTS, UNKNOWN )  
TENANTS and UNKNOWN OWNERS, )

Defendant(s). )

## ORDER

NOW COMES Antionette M. Nasca, Supervisor of Sales of Intercounty Judicial Sales Corporation, and files herein her Report of Sale and Distribution of the proceeds of Sale of the premises involved herein.

The Court finds that Intercounty Judicial Sales Corporation has, in all things, proceeded in accordance with all the terms of the Judgment heretofore entered in making the Sale of the premises involved herein and in distributing the proceeds derived from said Sale, and;

The Court further finds that the proceeds of Sale of said premises were in the sum of \$65,199.06, (SIXTY FIVE THOUSAND ONE HUNDRED NINETY NINE DOLLARS AND SIX CENTS) and that Intercounty Judicial Sales Corporation has retained therefrom for their fees and commissions in accordance with the terms of said Judgment, the sum of \$250.00.

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The Court further finds that under said Judgment, there remains a deficiency balance in the sum of \$6,257.16, and an In-Rem Judgment is hereby entered.

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED:

That said Sale of the premises included herein by Intercounty Judicial Sales Corporation and the distribution by them of the proceeds of Sale and their Report of Sale and Distribution be and they are hereby in all respects approved, ratified and confirmed.

IT IS FURTHER ORDERED that an Order of Possession be and is hereby entered. The Sheriff of Cook County be and is hereby directed to evict the Defendants, EVESTER JACKSON and ESTHER JACKSON, from the premises located at 1947 Dartmouth Drive, Chicago Heights, Illinois 60411, and place in possession Plaintiff, THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT, its Assignee or Designee. Possession is stayed thirty (30) days, pursuant to 735 ILCS 5/15-1701 (d). However, should the premises be vacant, possession is immediately granted.

IT IS FURTHER ORDERED that Intercounty Judicial Sales be and is hereby ordered, that upon presentation by Plaintiff, or its Assignee, of the duly issued Certificate of Sale, that it immediately issue a Judicial Sales Deed for the subject premises to Plaintiff or its Assignee. All claims of parties to the foreclosure are hereby terminated and barred pursuant to 735 ILCS 5/15-1509 (c).

IT IS FURTHER ORDERED that the Deed to be issued hereunder is a transaction that is exempt from all transfer taxes, either State or local, and the County Recorder of Deeds is ordered to permit immediate recordation of the Judicial Deed issued hereunder without any exemption stamps.

IT IS FURTHER ORDERED that this is a final appealable Order and that there is no just reason for the delay in enforcement or appeal of this Order.

ENTERED: 

\_\_\_\_\_  
J U D G E

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