

# UNOFFICIAL COPY

## JUDICIAL SALE DEED

96126856

DEPT-01 RECORDING \$29.00  
 T#0003 TRAN 3247 02/16/96 16:01:00  
 #3704 # LM #-96-126856  
 COOK COUNTY RECORDER

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 October 12, 1995 in Case No. 95 CH 6042 entitled GE Capital vs. Dvson and pursuant to which the mortgaged real estate hereinafter described was sold at public sale by said grantor on January 30, 1996, does hereby grant, transfer and convey to Federal National Mortgage Association the following described real estate situated in the County of Cook, State of Illinois, to have and to hold forever:

F	29	A
P		P
T	29	V
P	83	

LOT 10 IN BLOCK 3 IN FORD CITY TERRACE, BEING A SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 36 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. P.I.N. 30-06-121-010.

Commonly known as 14129 S. Marquette, Burnham, IL 60633.

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 February 12, 1996.

INTERCOUNTY JUDICIAL SALES CORPORATION

Attest

*Nathan H. Lichtenstein*  
Secretary

*Andrew D. Schusteff*  
President

State of Illinois, County of Cook ss, This instrument was acknowledged before me on February 12, 1996 by Andrew D. Schusteff as President and Nathan H. Lichtenstein as Secretary of Intercounty Judicial Sales Corporation.

Commission expires May 18, 1997.

*Andrew D. Schusteff*  
Notary Public, State of Illinois  
My 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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11/11/2011

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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 FEB 14 1996, 19   Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said

this    day of FEB 14 1996, 19  

Notary Public [Signature] [Stamp]

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 FEB 14 1996, 19   Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said

this    day of FEB 14 1996, 19  

Notary Public [Signature] [Stamp]

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 AET 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

G E CAPITAL MORTGAGE SERVICES, )  
INC., Assignee of Empire of )  
America Realty Credit Corporation, )

Plaintiff(s), )

vs. )

Case No. 95 CH 06042

JOE L. DYSON, )

Defendant(s). )

## ORDER

NOW COMES Antionette 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 \$87,977.52, (EIGHTY SEVEN THOUSAND NINE HUNDRED SEVENTY SEVEN DOLLARS AND FIFTY TWO 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.

The Court further finds that under said Judgment, there remains no surplus or deficiency and that the proceeds of the Sale are sufficient to pay in full the amount due the Plaintiff, including fees, disbursements and commission of said Sale.

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

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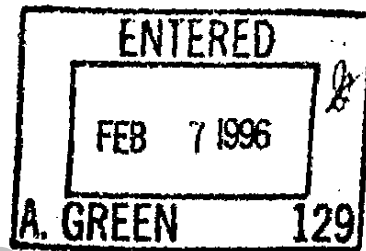
directed to evict the Defendants, JOE L. DYSON, from the premises located at 14129 South Marquette, Burnham, Illinois 60633, and place in possession Plaintiff, FEDERAL NATIONAL MORTGAGE ASSOCIATION, its Assignee or Designee. Possession is stayed thirty (30) days, pursuant to 735 ILCS 5/15-1701 (d). However, should the premises be vacant, possession is immediately granted.

IT IS FURTHER ORDERED that Intercounty Judicial Sales Corporation 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 stamp.

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

Attorney No. 18837  
LAW OFFICES OF IRA T. NEVEL  
175 North Franklin  
Suite 201  
Chicago, Illinois 60606  
(312) 357-1125

5/15/96

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2-16-96

I HEREBY CERTIFY THE ABOVE TO BE CORRECT.

DATE 2-16-96

*Archie Stewart*

CLERK OF THE CIRCUIT COURT OF COOK COUNTY, ILL.  
THIS ORDER IS THE COMMAND OF THE CIRCUIT  
COURT AND VIOLATION THEREOF IS SUBJECT TO THE  
PENALTY OF THE LAW.