

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 July 23, 1996 in Case No. 96 CH 5065 entitled Harbourton vs. Smith and pursuant to which the mortgaged real estate hereinafter described was sold at public sale by said grantor on April 27, 1999, 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:

99611954

5928/0053 30 001 Page 1 of 4
 1999-06-25 15:04:15
 Cook County Recorder 27.00



LOT 34 IN BLOCK 1 IN THE VILLAGE OF PARK FOREST AREA NUMBER 1, BEING A SUBDIVISION OF THE NORTHWEST 1/4 INCLUDING THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE SOUTH RIGHT OF WAY OF ELGIN, JOLIET AND EASTERN RAILROAD, IN COOK COUNTY, ILLINOIS. P.I.N. 32-30-105-037. Commonly known as 160 Algonquin Street, Park Forest, IL 60466.

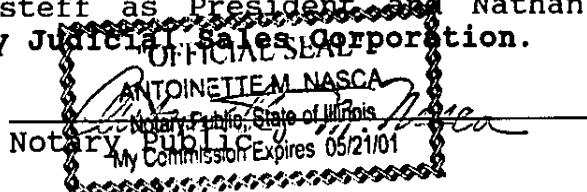
In Witness Whereof, said Grantor has caused its name to be signed to these presents by its President, and attested to by its Secretary, this May 6, 1999.

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 May 6, 1999 by Andrew D. Schusteff as President and Nathan H. Lichtenstein as Secretary of Intercounty Judicial Sales Corporation.



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

AURORA LOAN SERVICES, INC.,
Assignee of HARBOURTON MORTGAGE
CO., L.P., f/k/a Platte Valley
Funding, L.P., and The First
Mortgage Co.,

Plaintiff(s),

vs.

JOHNNY SMITH, JEANETTE SMITH,
VILLAGE OF PARK FOREST, under Lien)
Recorded August 24, 1983, as)
Document Number 93 685 081,)

Defendant(s).

Case No. 96 CH 5065

ORDER CONFIRMING SALE

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 \$64,460.32, (SIXTY FOUR THOUSAND FOUR HUNDRED SIXTY DOLLARS AND THIRTY 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 directed to evict the Defendants, JOHNNY SMITH and JEANETTE SMITH, from the premises located at 160 Algonquin Street, Park Forest, Illinois 60466, and place in possession Plaintiff, 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 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.

PLAINTIFF SHALL MAIL A COPY OF THIS ORDER TO THE DEFENDANT BY CERTIFIED AND REGULAR MAIL

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

ENTERED:

ENTERED
CLERK OF THE CIRCUIT COURT
AURELIA PUCINSKI
MAY - 6 1999
JUDGE G. ROBERTY KINNAIRD #276
DEPUTY CLERK



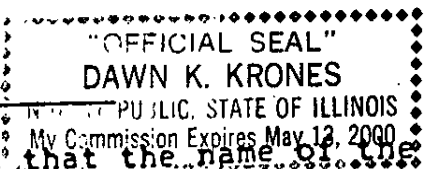
UNOFFICIAL COPY

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 June 25, 1999 Signature: [Signature]
Grantor or Agent

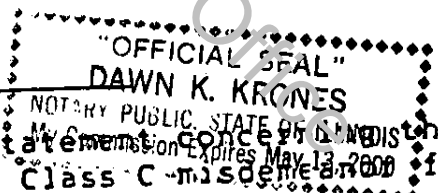
Subscribed and sworn to before me by the said [Name] on this 25 day of June, 1999.
Notary Public [Signature]



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 June 25, 1999 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said [Name] on this 25 day of June, 1999.
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 A/EI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)