#### United States District Court

FOR THE

NORTHERN DISTRICT OF ILLINOIS EASTERN DIVISION CIVIL ACTION FILE NO.

B3 CV 1728

ADVANCE MORTGAGE CORPORATION

JUDGMENT

LAWERENCE A WARREN, JR., WILLIE J. WARREN, CHICAGO TITLE & TRUST COMPANY, and SIDNEY R. OLSEN

#### CERTIFICATION OF JUDGMENT FOR REGISTRATION IN ANOTHER DISTRICT

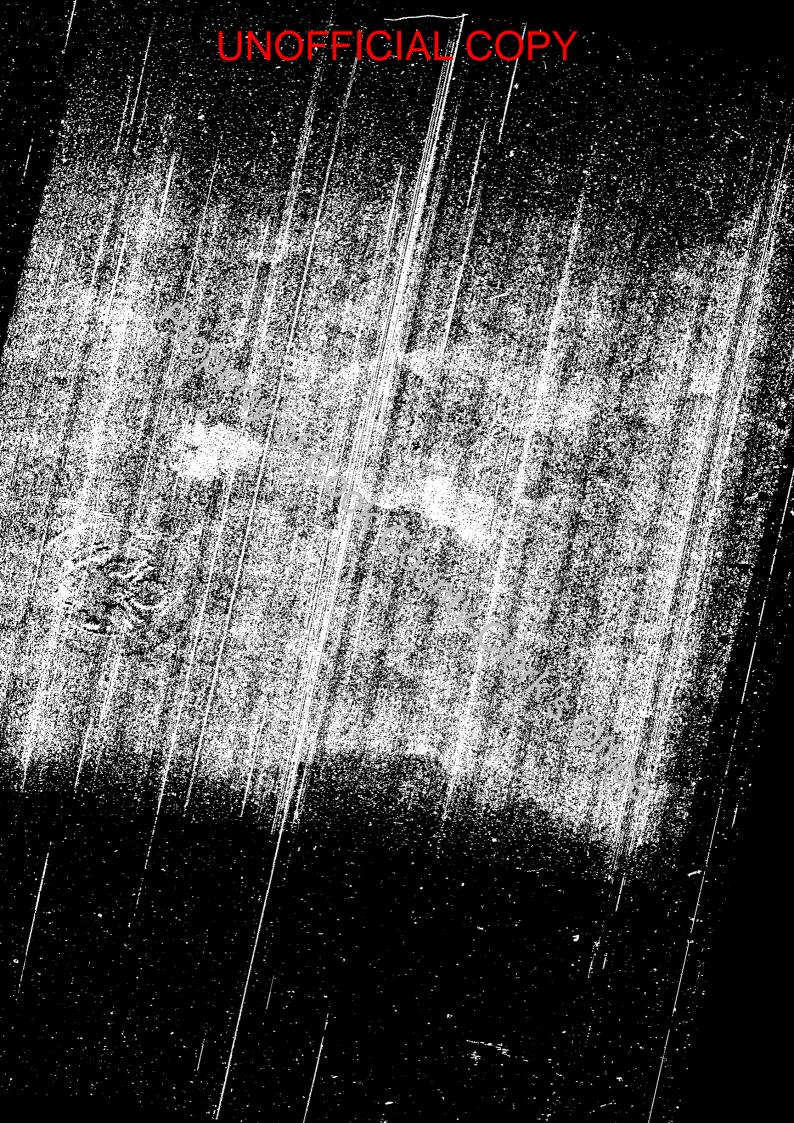
I, H. STUART CUNNINGHAM, Clerk of the United States District Court for
the NORTHERN District of ILLINOIS
do hereby certify the annexed to be a true and correct copy of the original judgment entered in the
above entitled action on April 26, 1983, as it appears of record in my office,
and that
NO NOTICE OF APPEAL FROM THE SAID JUDGMENT HAS BEEN FILED
IN MY OFFICE AND THE TIME FOR APPEAL COMMENCED TO RUN ON
April 27, 1983 UPON THE ENTRY OF THE JULGMENT.
IN TESTIMONY WHEREOF, I hereunto subscribe my name and offix the seal of the said
Court this 25 day of November , 1986.
H. STUART CUNNINGHAM , Clerk
By Dullie Duomukes Deputy Clerk

#### Debbie Dismukes

\* When no notice of appeal from the judgment has been filed, insert "no notice of appeal from the said judgment. has been filed in my office and the time for appeal commenced to run on [insert date] upon the entry of [If no motion of the character described in Rule 73(a) F.E.C.P. was filed, here insert 'the judgment', otherwise describe the nature of the order from the entry of which time for appeal is computed under that rule.] If an appeal was taken, insert "a notice of appeal from the said judgment was filed in my office on [insert date] and the judgment was affirmed by mandate of the Court of Appeals issued [insert date]" or "a notice of appeal from the said judgment was filed in my office on [insert date] and the appeal was dismissed by the [insert 'Court of Appeals' or 'District Court'] on [insert date]", as the case may be.

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## EASTERN DIVISION

Name o	f Presiding Judge, Honorable Judge Moran	
Cause No. 8	3 C 1728 Date 4/26/83	_
Title of Cause	ADVANCE MORTGAGE CORP.	
<i>il</i> ),	v. LAWRENCE A. WARREN, JR., et al.	
Brief Statement	Decree of Foreclosure & Sale	
of Motion  Letter Ber Macrottl	Order of Default	_
Same of the state of the	Order Appointing Special Commissioner	
APR 2.7 1983	The rules of this court require counsel to furnish the names of all parties entitled to notice of the entry of an order and the names and addresses of their attorneys. Please do this immeditually below (separate lists may be appended).	
Names and	Fisher & Fisher, Attorneys at Law, P.C.	
Addresses of		_
moving counsel	30 N. IaSalle St., Chicago, IL 60602	-
Representing	Plaintiff	
Names and Addresses of other counsel entitled to notice and names of parties they represent.	John Klich - 118 N. Clark #230, Chicago, IL 60602	
12 128 27 1983	76	
J. 227		
	Reserve space below for notations by minute clerk	
- کم	Enter Decree of Foreclosure and Sale. (DRAFT) Enter	
~ S" -	Order of Default. (DRAFT) Enter Order of Appointing	
	Special Commissioner. (DRAFT) (See DRAFTS for particulars	;)
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UNITED STATES DISTRICT COURT NORTHERN DISTRICT OF ILLINOIS EASTERN DIVISION

ADVANCE MORTGAGE CORP.

Plaintiff,

-vs-

Case No.

83 C 1728

LAWKENCE A. WARREN, JR., WILLIE J. WARREN, CHICAGO TITLE & TRUST CO. AS TRUSTER IN TRUS' DEEDefendants. DOC. 25185967 & 3129219 & SIDNEY R. OISEN, REGISTRAR JUDGEMENT OF FORECLOSURE AND SALE OF TITLES

This cause having been duly heard by this Court upon the record  $\overset{\sim}{\omega}$ herein, the Court FINDS:

1. It has jurisdiction of the parties hereto and the subject matter hereof.

- 2. That all the material allegations contained in said Complaint are true and proven.
- The date when the last of the owners of the equity of redemption were served with summons or by publication was March 16, 1983.
- That by virtue of the mortgage and the evidence of the indebtedness secured thereby, there is due from the morngagors to the Plaintiff and the Plaintiff has a valid lien upon the hereinafter described property, as follows:

Unpaid principal	46,263.59 3,413.84
Accrued interest on unpaid principal	
Advances by Plaintiff 7/82-4/83	202.35
Costs of Suit	348.50
Plaintiff's Attorneys' Fees	350.00
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TOTAL DECREE INDEBTEDNESS

\$50,480.28

5. The rights and interest of all the other parties to his cause to the property hereinafter described, are inferior and subordinate to the lien of the Plaintiff.

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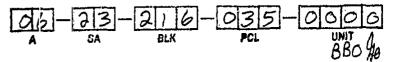
6. The mortgage described in the Complaint and hereby foreclosed appears of record in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 24488890 & and the subject property is legally described as follows: 3023981

Lot 1631 in Woodland Heights Unit No. 4, being a Subdivision in Section 23 & Section 24, Township 41 North, Range 9 East of the Third Principal Meridian according to the Plat thereof registered in the Office of the Registrar of Titles of Cook County on July 1, 1960 as Doc. 17908375 in Cook County, IL

2000 Mayfield c/k/aStreamwood, IL

SEE BELOW\*\*

PROPERTY INDEX NUMBERS



IT IS THEREFORE ADJUDGED AND DECREED BY THIS COURT as follows:

- 1. SALE OF THE PARMISES: The premises hereinabove described, covered by the security foreclosed in this action, shall be sold at public venue at the County reat of the County wherein the subject premises are located by a Special Commissioner of this Court. Commissioner shall give public notice of the time, place and terms of such sale by publishing the same at least once in each week for four (4) successive weeks in some secular newspaper of general circulation published in said County. Too Plaintiff or any of the parties to this cause, may become the purchasers at such sale, and the Commissioner may adjourn or continue the sale so advertised without further publication.
- CERTIFICATE OF SALE: Upon the sale bring made, the Commissioner shall execute and deliver to the purchaser a Certificate of Sale evidencing such purchase and describing the premises purchased and the amount paid therefor, and the time when such purchaser will be entitled to a Deed to said premises if the premises are not redeemed according to law. Within ten (10) days from the date of sale, the Commissioner shall file a duplicate of such Certificate of Sale in the Office of the Recorder of Deeds of said County.
- That the Court further finds that CHICAGO TITLE & TRUST CO. as Trustee has an interest in the property by reason of a Trust Deed dated 9/18/79 and recorded 10/10/79 as Doc. 25185667 made by Lawrence & A. Warren, Jr. & Willie J. Warren in the amount of \$9,360.00, and by reason of a Trust Deed dated 9/18/79 and registered 11/5/79 as Doc. 3129219 made by Lawrence A. Warren Jr. & Willie J. Warren in the amount of \$9,360.00, which lien is subservient & subordinate to the lien of the Plaintiff.

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3. PROCEEDS AND REPORT OF SALE: Out of the proceeds of the sale, the Commissioner shall retain his fees and costs. Out of the remainder of such proceeds, the Commissioner shall pay the amount by this Decree found to be due to the Plaintiff with interest on said sum, less the listed Plaintiff's attorneys' fees, at the rate of Nine (9%) percent per annum from the date of this Decree to the date of sale. If the Plaintiff is the successful bidder, he shall not pay money to the Special Commissioner (other than for the Commissioner's costs and fees) but shall receive satisfaction of the Total Decree Indebtedness herein found due (with interest) to the extent covered by the remainder of the Sale proceeds. If the remainder of the proceeds shall not be sufficient to pay the above described amounts and interest the Commissioner shall then specify the amount of the deficiency in his Report of Sale. If such remainder shall be more than sufficient to pay such amounts and interest,

4. PERIOD OF REDEMPTION: Upon the expiration of six (6) months from the date of sale, if the premises so sold shall not have been redeemed according to law, the defendants and all persons claiming under them shall be forever barred and foreclosed from all right equity of redemption, or claim of any kind to the premises or any part thereof.

the Commissioner shall hold the surplus subject to the further order

- 5. <u>COMMISSIONER'S DEED</u>: If the premises are not redeemed as described above, the Commissioner shall execute and deliver to the legal holder of the Certificate of Sale a good and sufficient deed of conveyance of the premises. The grantee in such deed shall then be let into possession of the premises.
- 6. POSSESSION OF PREMISES: Any of the parties to this cause who shall be in possession of the premises (or any portion thereof) or any person who may have come into such possession since the commencement date of the suit, shall, upon the production of the Commissioner's deed of conveyance, (or a photostatic copy thereof) surrender possession of the premises to said grantee; in default of so doing, a Writ of Assistance, shall then issue.
- 7. JURISDICTION: The Court hereby retains jurisdiction of the subject matter of this cause and of all the parties hereto for the purpose of enforcing this Decree.

DATED:

april 26, 1983

of this Court.

FISHER AND FISHER ATTORNEYS FOR PLAINTIFF 30 N. LaSalle St. Chicago, IL 60602 372-4784 ENTER:

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IN THE UNITED STATES DISTRICT COURT FOR THE NORTHERN DISTRICT OF ILLINOIS EASTERN DIVISION

ADVANCE MORTGAGE CORP.

Plaintiff,

Case No. 83 C 1728

LAWRENCE A. WARREN, JR., et al.

Defendants.

#### ORDER OF DEFAULT

On motion of BARRY M. FISHER, Attorney for the Plaintiff, the requisite affidavit having been filed, and due notice of the pendency of this suit having been given to the defendants, LAWRENCE A. WARREN, JR. WILLIE J. WARREN, CHICAGO TITLE & TRUST CO. AS TRUSTEE IN TRUST DEEDS either by personal service of Summons or by Publication and mailing, which notice in manner and content was in all respects as

required by law, and pursuant to Order of (ourt heretofore entered and

Said defendants having failed to plead or otherwise defend pursuant to said Order of Court, and pursuant to said notice.

IT IS ORDERED that by this Court that the Complaint herein be taken as confessed against the said defendants, and each of them.

DATED: 020, 1983

ENTERED: JUDGE

Property of Cook County Clerk's Office

IN THE UNITED STATES DISTRICT COURT FOR THE NORTHERN DISTRICT OF ILLINOIS EASTERN DIVISION

ADVANCE MORTGAGE CORF.

| Case No. 83 C 1728

#### ORDER APPOINTING SPECIAL COMMISSIONER

IT IS ORDERED THAT Hard Dobram be and the same is hereby appointed Special Commissioner of this Court for the purpose of the sale and public venue of the property commonly known as:

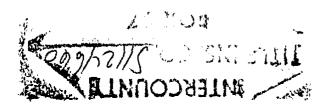
2000 Mayfield

2000 Mayfield Streamwood, IL

NTERED: Exmes B

JUNGE

FISHER AND FISHER
ATTORNEYS AT LAW, P.C.
30 North La Salle St.
Chicago, Illinois 60602
312-372-4784





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