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Property of Cook County Clerk's Office

375-1198

Attest: MORGAN M. FINLEY, Clerk.

RICHARD M. DALEY, State's Attorney
JAMES E. O'GRADY,
~~XXXXXXXXXXXX~~ Sheriff

PRESENT: The Honorable ROBERT L. SKLODOWSKI
Judge of the Circuit Court of Cook County.

PLEAS, before the Honorable ROBERT L. SKLODOWSKI
one of the Judges of the Circuit Court of Cook County, in the State of Illinois, holding a branch Court of said
Court, at the Court House in said County, and State, on April 2,
in the year of our Lord, one thousand nine hundred and 88
and of the Independence of the United States of America, the two hundredth and
twelfth

STATE OF ILLINOIS,
COUNTY OF COOK
ss.

UNITED STATES OF AMERICA

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2. That all the material allegations of the complaint

subject matter of this suit.

1. That it has jurisdiction over the parties to and the

otherwise fully advised, FINDS:

Proc. Section 15-1506) has been filed, and this court being 110, Paragraph 15-1506, Illinois Revised Statutes (Code Civ. said defendants; that an Affidavit of Proof pursuant to Chapter this court; that an order of Default has been entered against publication or have otherwise submitted to the jurisdiction of that the defendant(s) herein were duly served by summons and by IT APPEARING TO THIS COURT THAT due notice has been served;

Judgment;

Proc. Section 2-1301(d) and 15-1506(a)(1) for Default and 2-1301(d) and 15-1506(a)(1), Illinois Revised Statutes (Code Civ. the motion of the plaintiff, pursuant to Chapter 110, Paragraphs This cause being heard on the complaint filed herein and on

JUDGMENT OF FORECLOSURE

Defendants.

LULA M. WILLIAMS a/k/a LULA MAE WILLIAMS DELORES WILLIAMS, HARRY "BUS" YORRILL, Registrar of Torrens Titles, GARFIELD STATE BANK, UNKNOWN OWNERS AND NON-RECORD CLAIMANTS,

vs.

Plaintiff,

FLEET FINANCE, INC.,

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

STATE OF ILLINOIS) SS.) COUNTY OF COOK)

NO. 88 CH 265

Handwritten signature

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RECEIVED... FEB 2 1988... COUNTY CLERK OF COOK COUNTY

Insurance premiums incurred by the plaintiff after the estate taxes or assessments, property maintenance, and as, but not limited to, property inspections, real lien of the judgment and preserve the real estate, such (c) For such advances made in order to protect the

TOTAL: (a) and (b) \$ 43,881.61

Subtotal: \$ 41,023.04

Principal Balance including NSF check charge and delinquent interest payments \$ 37,114.07
Interest to April 12, 1988 plus \$19.32 per diem 3,503.97

paragraph:

(b) For the use and benefit of the plaintiff, as owner and holder of the note and mortgage aforesaid, but subject and subordinate to the lien for the payment of the items mentioned in subparagraph (a) of this

Subtotal: \$ 2,858.57

Clerk of the Circuit Court \$ 82.00
Sheriff of Cook County 57.12
Registrar of Torrens Titles 32.00
Investors Title Inc. 317.50
Appraisal fee 150.00
Publication Costs 194.95
Attorney's Fees 2,000.00
Other (photocopies) 25.00

(a) For costs and expenses:

the property hereinafter described, as follows:
3. That by virtue of the Note and Mortgage alleged in the complaint and as established by the Affidavit of Proof, there is due to the plaintiff, and it has a valid and subsisting lien upon herein are true and proved.

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4. That the rights and interest of all other parties hereto in and to the property hereinafter described are inferior to the lien of plaintiff mentioned in paragraph 3 hereof; that the mortgage constitutes a valid, prior, paramount and superior lien upon the real estate; that this judgment lien is prior,

and allowed.

fair, reasonable and customary; that same are approved minutes and a title insurance policy; that they are abstracts of title, Torrens certificates, foreclosures preparing documentary evidence and the costs of photocopying and postage costs, costs of procuring and registrar costs, witness fees, costs of publication, stenographer's fees, sheriff's costs, record or including, but not limited to, filing fees, advances for certain costs of this foreclosure approved and allowed; that this court has reviewed the are fair, reasonable, and customary; and that same are connection with the prosecution of this suit; that they attorneys' fees, finds that they were incurred in (c) That this court has reviewed the foregoing

the sum of \$43,881.61.

(d) That the total amount due in said judgment is

the note rate.

judgment lien and bear interest from date of advance at become an additional indebtedness secured by the sheriff's sale; that any such item expended shall date this judgment is entered and prior to the

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as defined in chapter 110, section 15-1219 Illinois Revised
8. That the mortgaged real estate is residential property

with summons on January 25, 1988.

Mae Williams and Dolores Williams, mortgagors, were duly served

7. The Court further finds that Lula M. Williams a/k/a Lula

P.I.N. 25-09-209-029.

commonly known as 9624 South Princeton, Chicago, Illinois 60628.

Lot 10 in Block 1 in Blanche B. Gay's
Euclid Park Terrace, being a
subdivision of the North half (1/2) of
the South West quarter (1/4) of the
Northwest quarter (1/4) of the
Northeast quarter (1/4) (except
railroad) of section 9, Township 37
North, Range 14, East of the Third
Principal Meridian, in Cook County,
Illinois.

and directed to be sold is described as follows:

registered October 9, 1986, and the property herein referred to

Torrens Titles of Cook County, Illinois as Document No. LR3557122

foreclosed appears of record in the office of the Registrar of

6. That the mortgage described in the complaint and hereby

	Total	\$14,100.80
Principal		\$11,525.00
Interest thru 4/12/88		1,704.80
Costs		31.00
Attorney's fees		840.00
		<hr/>

of all other parties to this proceeding in the following amounts:

lien which is inferior to the lien of the plaintiff and superior

5. Garfield Ridge Bank is found to have a second mortgage

mortgaged real estate is terminated by this foreclosure;

lien of any party; that the interest of any party in the

paramount, and superior to the right, title, interest, claim, or

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to the sale and the last such notice to be published not less such notice to be not more than thirty-five (35) days prior consecutive calendar weeks (Sunday through Saturday), the first such sale by publishing same once in each week for three (3) and shall give public notice of the time, place, and terms of 11. That the Sheriff is appointed to execute this judgment

Sheriff.

of Cook County, Illinois, at a place to be selected by said at public auction to the highest bidder for cash by the Sheriff without material injury to the parties in interest, shall be sold said real estate which may be divisible and sold separately improvements, fixtures, and appurtenances thereto, or so much of real estate described above in paragraph 5, with all Statutes (Code Civ. Proc. Section 15-1603(b)(d)(e) and (f)); the Paragraph 15-1603(b)(d)(e) and (f) of the Illinois Revised the time allowed by law and as prescribed by Chapter 110, attorneys' fees or that if the premises are not redeemed within of this judgment, with interest thereon except for interest on the plaintiff the amounts set forth in paragraphs 3(a) and 3(b) 10. Unless within time allowed by law the defendant(s) pay to

IT IS THEREFORE ORDERED THAT:

1988.

9. That the period of redemption will expire on August 25, this judgment, whichever is later. by summons or publication or 3 months from the date of entry of from the date the last mortgagor, as described herein, was served Statutes; that the period of redemption herein shall end 7 months

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than seven (7) days prior to the sale; that said notice shall be by an advertisement in a newspaper circulated to the general public in the county in which the real estate is located, in the section where legal notices are commonly placed and by a separate advertisement, which may be in the same newspaper, in the section where real estate, other than real estate being sold in a legal proceeding, is commonly advertised to the public; provided, that where said newspaper does not have separate legal and real estate sections, a single advertisement shall be sufficient.

12. That said sale may be adjourned in the discretion of the party conducting it provided, however, that if the adjourned sale is to occur less than thirty days after the last scheduled sale, notice need be given only once, not less than five days prior to the date of adjourned sale.

13. That plaintiff, or any of the parties herein, may become the purchaser at such sale; that if plaintiff is the successful bidder at said sale, the amount due the plaintiff, plus all costs, advances and fees hereunder, shall be taken as a credit on its bid.

14. That said Sheriff, upon making such sale, shall immediately execute and deliver to the purchaser a certificate of sale and, with all convenient speed, take receipts from the respective parties to whom he may have made payment, and file a report of sale and distribution to the court for its approval and confirmation; said sheriff shall include in the report of sale a breakdown of the distribution of the sale proceeds; that out of the proceeds of sale, distribution shall be made in the following

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or his successor in office is hereby directed to accept the
17. Harry "BUS" Yourell, the Registrar of Torrens Titles,

so doing, an order for possession shall issue.
assign, be let into possession of the premises and in default of
thereupon, the grantee in such deed, or legal representative or
claims of Unknown Owners and any Non-Record claimants; that,
the foreclosure and all persons claiming thereunder and all
conveyance shall be an entire bar to all claims of the parties to
the certificate of sale a deed sufficient to convey title; said
conducting said sale shall execute and deliver to the holder of
16. That upon confirmation of the sale, the party

Williams and Delores Williams.
amount of such deficiency against Luis M. Williams a/k/a Luisa Mae
plaintiff shall be entitled to a judgment in personam for the
specify the amount of this deficiency in the report of sale; that
to pay in full the amounts found due herein, said Sheriff shall
further order of this Court; that if there are insufficient funds
a remainder, said Sheriff shall hold this surplus subject to the
15. That after payment of the above items there shall be

- (a) To the Sheriff for his disbursements and commissions.
- (b) To the plaintiff or its attorney, the amounts set forth in paragraph 3(a) plus any additional costs of sale.
- (c) To the plaintiff or its attorneys, the amounts set forth in paragraph 3(b) with interest thereon at the legal rate.
- (d) To Garfield State Bank or its attorneys, any surplus in the amounts set forth in paragraph 5.

order of priority:

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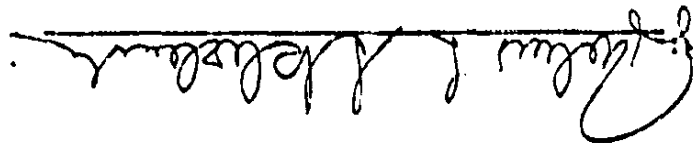
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KAMM & SHAPIRO LTD.
ATTORNEYS FOR PLAINTIFF
ATTY. #21917
230 WEST MONROE STREET
CHICAGO, ILLINOIS 60602
726-9777

Property of Cook County Clerk's Office

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ENTER: 

Dated: April 12, 1988

18. The court hereby retains jurisdiction of the subject matter of this cause and of all the parties for the purpose of enforcing this judgment.

19. The court finds that there is no just cause for delay in the enforcement of or appeal from this judgment.

Sheriff's Deed to the property, cancel the present owner's certificate and issue a certificate of Title to the grantees in the Sheriff's Deed.

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(10-84) CCDC-6

06173751198 Clerk

L. Morgan M. Finley

day of October, 1988

the seal of said Court, in said County, this 3rd

IN WITNESS WHEREOF, I have hereunto set my hand, and affixed

and LULA M. WILLIAMS, ET AL. defendant/respondent.

FLEET FINANCE plaintiff/petitioner.

in a certain cause lately pending in said Court, between

Property of Cook County Clerk's Office

COPY OF A CERTAIN JUDGMENT MADE AND ENTERED OF RECORD IN SAID COURT: and complete

I, MORGAN M. FINLEY, Clerk of the Circuit Court of Cook County, in and for the State of Illinois, and the keeper of the records, files and seal thereof, do hereby certify the above and foregoing to be true, perfect

STATE OF ILLINOIS, COUNTY OF COOK ss.

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1988 NOV 17 09:29:00

HARRY BUSBY JR
REGISTRAR OF TITLES

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FINGERMAN & SMITH
1 E. CONROUSE ROAD #902
SKOKIE, IL. 60076