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(10-84) CUDCH-6

PLACITA JUDGMENT

UNITED STATES OF AMERICA

STATE OF ILLINOIS,  
COUNTY OF COOK

ss.

JOSEPH WOSIK

PLEAS, before the Honorable .....  
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 .....  
June 21,

in the year of our Lord, one thousand nine hundred and .....  
84 ..... and of the Independence

of the United States of America, the two hundredth and .....  
eighth

PRESENT: - The Honorable .....  
JOSEPH WOSIK  
Judge of the Circuit Court of Cook County,

RICHARD M. DALEY, State's Attorney

RICHARD J. ELROD, Sheriff

~~APPROVED AND FORWARDED~~

Attest: [Redacted], Clerk.

MORGAN M. FINLEY,

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ALBERTA ALBERTA  
ALBERTA ALBERTA

IN THE CIRCUIT COURT OF COOK COUNTY  
CHANCERY DIVISION

THE TALMAN HOME FEDERAL SAVINGS & )  
LOAN ASSOCIATION OF ILLINOIS AS )  
SUCCESSOR TO TALMAN FEDERAL )  
SAVINGS & LOAN ASSOCIATION OF )  
CHICAGO AND HOME FEDERAL SAVINGS )  
& LOAN ASSOCIATION OF CHICAGO, )

No. 84CH 1536

VS

JEROME REDDITT, et al

JUDGMENT OF FORECLOSURE AND SALE

This cause coming on to be heard on the complaint filed herein, and on answer of Sidney R. Olsen, Registrar, by its attorney Joseph H. Sanders, and it appearing that the defendants herein were duly served with summons personally and by publication, and that a default has been entered against said defendants, and that an affidavit of proof pursuant to Statute has been filed, and the Court being fully advised, finds:

1. That it has jurisdiction of the parties to and the subject matter of this suit.
2. That there are no material triable issues of fact between plaintiff and defendant, Sidney R. Olsen, Registrar.
3. That all the material allegations of the complaint herein are true and proved and plaintiff is herewith entitled to summary judgment in its favor and against defendant, Sidney R. Olsen, Registrar.
4. That by virtue of the note and mortgage alleged in the complaint, there is due to the plaintiff, and it has a valid and subsisting lien upon the property hereinafter described, as follows:

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(a) For its own use and benefit for the following costs and expenses:

Clerk	\$ 79.00
Sheriff	112.32
Registrar of Titles	26.00
Publication for service	108.00
Photocopies	15.00
Chicago Title Insurance	280.25
Attorneys' fees	950.00

TOTAL: \$ 1,570.57

(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 paragraph:

Due Plaintiff on loan as of 08/01/83	\$27,884.98
Interest thereon at 9.5% to 06/21/84	2,704.65
Late Charges	123.98
NSF Charge	25.00

TOTAL: \$30,738.61

5. That the rights and interests of all other parties hereto in and to the property hereinafter described are inferior to the liens of plaintiff mentioned in paragraph 3 hereof.

6. That the mortgage described in the complaint and hereby foreclosed appears of record in the Office of the Registrar of Titles of Cook County, Illinois as Document No. 3097192, and the property herein referred to and directed to be sold is described as follows:

Lot Forty-Three (43), Lot Forty-Four (44) in Block Four (4) in Baker's Subdivision of the North Half (1/2) of the Northwest Quarter (1/4) of the Northeast Quarter (1/4) of Section 17, Township 37 North, Range 14, East of the Third Principal Meridian. Improved with a two story brick two flat.

Commonly known as 4823 West Superior Street, Chicago, Illinois.

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7. The Court further finds that Jerome Redditt and Lynn M. Redditt, the owners of the equity of redemption herein, were duly served with summons on February 25, 1984; that the period of redemption herein shall be 6 months from the date of the Sheriff's sale provided herein.

7-1. It is THEREFORE ORDERED that Summary Judgment is hereby entered against the defendant, Sidney K. Olsen, Registrar, and in favor of the plaintiff.

8. IT IS THEREFORE ORDERED that unless within three days from the date of the entry of this judgment there shall be paid to plaintiff the respective sums, with interest thereon except interest on attorneys' fees, for the uses and benefits mentioned in paragraph 4 of this judgment, the real estate above described, with all improvements and appurtenances thereto belonging, or so much thereof as may be necessary to pay the amounts found due, and which may be sold separately without material injury to the parties in interest, be sold at public auction to the highest bidder for cash by Richard J. Elrod, Sheriff of Cook County, in Room 704 of the Richard J. Daley, Chicago, Illinois.

9. That said Sheriff shall give public notice of the time, place and terms of such sale by publishing the same at least once in each week for three successive weeks in a secular newspaper of general circulation published in Cook County, Illinois, the first publication to be not less than twenty days before the date of sale; that said sale may be adjourned in the discretion of the Sheriff by giving public notice by proclamation; that plaintiff, or any of the parties hereto, may become the purchaser at such sale; that if plaintiff is the successful bidder at said sale, the amount due plaintiff, plus all costs, advances and fees hereunder, shall be taken as a credit on its bid;

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10. That said Sheriff, upon making such sale, shall with all convenient speed, report the same to the Court for its approval and confirmation; he shall likewise report the distribution to the Court for its approval and confirmation and he shall execute and deliver to the purchaser a certificate of sale, and record a duplicate thereof, as required by law; that out of the proceeds of sale, distribution shall be made in the following order of priority:

- (a) To the Sheriff, for his disbursements and commissions on such sale;
- (b) To plaintiff, or its attorneys, the amounts mentioned in paragraph 4(a) hereof, plus any additional costs of sale;
- (c) To plaintiff, or its attorneys, the amounts mentioned in paragraph 4(b) hereof, with interest thereon at 9% per annum from the date hereof.

11. That the Sheriff take receipts from the respective parties to whom he may have made payment, as aforesaid, and file same with his report of sale and distribution in this Court; that if after the payment of all of the above items there shall be a remainder, he hold the surplus subject to the further order of this Court, and if there be not sufficient funds to pay in full the amounts found due herein, he specify the amount of deficiency in his report of sale.

12. That plaintiff shall be entitled to a lien upon the rents, issues and profits from the premises herein during the full period of redemption for the amount of such deficiency, whether or not a redemption is made from the sale hereunder prior to the expiration of said period of redemption; that the plaintiff shall be entitled to judgement for the amount of such deficiency against Jerome Redditt and Lynn M. Redditt, who are personally liable therefore.

13. That the date of service of summons of the defendants, Jerome Redditt and Lynn M. Redditt, the owners of the equity of redemption herein, was February 25, 1984.

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14. That if the premises so sold shall not be redeemed within 6 months from the Sheriff's sale, as provided in Paragraph 8 herein, as provided by law, the defendants and all persons claiming under them, or any of them since the commencement of this suit, be forever barred and foreclosed of and from all rights and equity of redemption or claim in and to said premises, or any part thereof; and, in case said premises shall not be redeemed, then upon production to the Sheriff, or his successor of said certificate of sale by the legal holder thereof, said Sheriff shall execute and deliver to him a good and sufficient deed of conveyance of said premises; that thereupon the grantee in such deed, or his legal representatives or assigns, be let into possession of said premises, and that any of the parties hereto who shall be in possession of said premises, or any part thereof, or any person who may have come into such possession under them, or any of them, since the commencement of this suit, shall upon production of said Sheriff's deed of conveyance, surrender possession of said premises to said grantee, his representative or assigns, and in default of so doing, a writ of assistance shall issue.

15. The Court hereby retains jurisdiction of the subject matter of this cause, and of all the parties hereto, for the purpose of enforcing this judgment and appointing or continuing a Receiver herein at any time during the period of redemption.

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

ENTER: \_\_\_\_\_

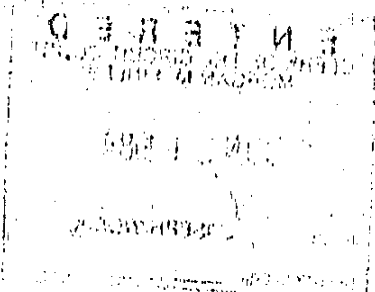
CLERK OF THE COURT	
JUN 21 1984	
JUDGE	JOSEPH MOORE
DEPUTY CLERK	

I.D. # 90410  
JAROS, TITTLE & O'TOOLE  
Attorneys for Talman Home  
69 West Washington Street  
Chicago, Illinois 60602  
726-2761

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STATE OF ILLINOIS,  
COUNTY OF COOK

ss.

AURELIA PUCINSKI

\_\_\_\_\_, 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

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

.....  
.....  
.....  
.....  
.....

in a certain cause lately pending in said Court, between .....

THE TALMAN HOME FEDERAL S&L ASSOC. OF ILL., ETC. . . . . plaintiff/petitioner

and . . . . . JEROME REDDITT, ET AL . . . . . defendant/respondent.

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

the seal of said Court, in said County, this . . . . . 14th  
day of . . . . . February, . . . . . 19 89

*Aurelia Pucinski* . . . . . Clerk

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33 N. DEARBORN STREET  
SUITE 1515  
CHICAGO, ILLINOIS 60601

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