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Property of Cook County Clerk's Office

Attest: [Redacted]

AURELIA PUCINSKI

JAMES E. O'GRADY, Sheriff

RICHARD M. DALEY, State's Attorney

PRESENT: - The Honorable Judge of the Circuit Court of Cook County, Sophia H. Hall

of the United States of America, the two hundredth and Twelfth

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

87 Court, at the Court House in said County, and State, on

December 2 one of the Judges of the Circuit Court of Cook County, in the State of Illinois, holding a branch Court of said

PLEAS, before the Honorable Sophia H. Hall

STATE OF ILLINOIS, COUNTY OF COOK ss.

UNITED STATES OF AMERICA

Handwritten mark

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Clerk

day of 19

the seal of said Court, in said County, this

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

and defendant/respondent.

plaintiff/petitioner

in a certain cause lately pending in said Court, between

and complete

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

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.

[REDACTED]

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\$53,229.72

Total

1,319.44

129.00

Publication for Service

14.00

Photocopies

600.00

Reasonable attorney's fee

7.50

Certified copies

418.00

Title Charges

32.00

Recording Lis Pendens Notice

38.44

Service of Summons

81.00

Clerk's fee

\$51,910.28

1,891.49

and insurance premiums

\$50,018.79

Escrow advances for real estate taxes
For principal and interest as of December 2, 1987

property, for the following amounts:

has a valid and subsisting lien upon the hereinafter described

alleged in the Complaint, there is due to the Plaintiff, and it

3. That by virtue of the Mortgage and Note secured thereby,

true and proven.

2. That all the material allegations of the Complaint are

fact matter of this suit.

1. That it has jurisdiction of the parties to and the sub-

record herein, the Court FINDS:

This cause having been duly heard by this Court upon the

JUDGMENT OF FORECLOSURE AND SALE

Defendants.

MICHAEL MOSES, JOHNNIE MOSES
and HARRY "BUS" YOURELL, Registrar
of Titles of Cook County, Illinois

vs.

Plaintiff,

METMOR FINANCIAL, INC.,
a corporation

No. 87 CH 06864

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4. That the rights and interest of all the other parties to this cause in and to the property hereinafter described are inferior to the lien of the plaintiff mentioned in paragraph 3 of this Judgment.

5. That there is no just cause for delaying the enforcement of this Judgment, or an appeal therefrom.

6. That the mortgaged premises mentioned in the Complaint and herein referred to and directed to be sold are described in Exhibit "A", a copy of which is attached hereto and made a part hereof.

IT IS ORDERED AND ADJUDGED that the last of the owners of redemption has been duly served by Publication on August 21, 1987; and that the period of redemption shall expire and terminate seven (7) months from said date or three (3) months from the date of the entry of this Judgment of Foreclosure, whichever occurs later.

IT IS FURTHER ADJUDGED that, unless within three (3) days from the entry of this Judgment there shall be paid to the plaintiff the respective sums with interest thereon, mentioned in Paragraph 3 of this Judgment, and if the premises shall not be redeemed according to and within the time 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

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claim of, in and to said premises, or any part thereof; and in cases said premises shall not be redeemed as aforesaid, then the real estate hereinabove described, together with all improvements thereon and appurtenances belonging thereto, 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 vendue to the highest bidder by the Sheriff of the County wherein the property in question is located.

That, during the period of redemption, plaintiff is authorized to incur and pay reasonable expenses for the purposes of paying taxes, special assessments, insurance premiums, costs of repairing or maintaining the property in question necessary for the proper preservation of said property; and attorneys fees and, to the extent that said expenses are not included in Paragraph 3 of this Judgment, said expenses shall become so much additional indebtedness due to plaintiff and that, upon the filing of appropriate affidavits with respect to said expenses, said expenses shall be included in the amount required to redeem pursuant to statute and shall be included in the amount that plaintiff may bid at the foreclosure sale.

3828331

That said Sheriff give public notice of the time, place and terms of such sale by publishing the same at least once in each week for three consecutive weeks in a secular newspaper of general circulation published in the County where the property is located, the first publication to be not more than 35 days before the date of said sale and the last publication to be not less than 7 days prior to the sale; that said Sheriff

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may, in his discretion, for good reason, adjourn the sale so advertised, and continue the same from time to time, without further notice or publication of such sale, except as required by law, by oral proclamation by him at the time and place set by the notice of publication of such sale, or such announced subsequent date; that plaintiff or any of the parties to this cause may become the purchaser or purchasers at such sale.

That said Sheriff upon making such sale, shall, with all convenient speed, report the same to the Court for its approval and confirmation, and he shall likewise report the distribution of the proceeds of sale and his acts and doings in connection therewith; that he may accept plaintiff's receipt for its distributive share of the proceeds of sale in lieu of cash; that out of the proceeds of such sale, he shall make distribution in the following order of priority:

- (a) For his fees, disbursements and commission on such sale;
- (b) To the plaintiff or its attorney of record, the amounts mentioned in paragraph 3 of this Judgment plus allowable expenses incurred since the entry of this Judgment.

That the Sheriff take receipts from the respective parties to whom he may have made payments as aforesaid, and file same with his report of sale and distribution in this Court; that if, after the payment of all the foregoing items, there shall still be a remainder, he hold the surplus subject to the further order of this Court, and that if there be insufficient funds to pay in full the amounts found due herein, he specify the amount of de-

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iciency in his report of sale.

That plaintiff shall be entitled to judgment for the amount of such deficiency.

That plaintiff shall be entitled to a lien upon the rents, issues and profits from the premises involved herein during the period of any special right 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 upon confirmation of said sale, the Sheriff shall execute and deliver to the successful bidder at said sale, a good and sufficient deed of conveyance of said premises; and that the order confirming said sale include a Judgment for possession, which Judgment shall become effective 30 days after the entry of the order confirming the sale; that upon the expiration of 30 days after the entry of the order confirming sale, the grantee of the deed, or its representatives or assigns be let into possession of said premises and that any of the parties hereto who shall in possession of said premises, or any portion thereof, or any person who may have come into possession of said premises under them, or any of them, since the commencement of this suit, shall surrender possession of said premises to said grantee, or grantees, his or her representatives or assigns, and in default of so doing, the Sheriff may place said grantee in full and complete possession of said premises without further order of this Court.

The Court hereby retains jurisdiction of the subject matter of this cause and of all the parties hereto for the purpose of

3828331

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enforcing this Judgment, and for the purpose of appointing or continuing a Receiver herein during the period of redemption.

IT IS FURTHER ORDERED, that upon the delivery of the Sheriff's Deed, the Registrar of Titles of Cook County, Illinois, is hereby directed to cancel the owners Certificate of Title without requiring the delivery of same or the Mortgagee's Duplicate Certificate of Title, and to issue a new Certificate of Title to the grantee in said Deed.

DATED:

ENTER:

ENTERED	
102-1987	162
SOPHIA H. HALL	

J U D G E

KROPIK, PAPUGA & SHAW
Attorneys for Plaintiff
120 South LaSalle Street
Chicago, Illinois 60603
Telephone: 312/236-6405

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LEGAL DESCRIPTION

Lot 8 in Resubdivision of Lots 57 to 73, both inclusive, in Rudolph Vacek's Subdivision of Lots 13 and 16 (except the West 154 Feet thereof of Iglehart's Subdivision of the Southwest 1/4 of Section 7, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Said property is commonly known as 5234 South Sealey Avenue, Chicago, Illinois 60609.

PERMANENT INDEX NUMBER: 20-07-311-005,
Vol. 417

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3828331

EXHIBIT "A"

Metmor Financial, Inc. vs. Michael Moses, et al

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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:**

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in a certain cause lately pending in said Court, between

METMOR FINANCIAL, INC. plaintiff/petitioner

and Michael Moses; et al defendant/respondent.

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

the seal of said Court, in said County, this 18th
day of September 1989

Aurelia Pucinski Clerk

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1454399
P/D NCS

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1989 SEP 28 AM 10:17
CAROL MOSELEY BRAUN
REGISTRAR OF TITLES

3828331

2471685-87

Report of Title 1454399 2913-1 200 Date 9128189	Registrar of Titles Title
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Property of Cook County Clerk's Office

FRONIK, PAPPONA & GRAY
ATTORNEYS AT LAW
180 SOUTH LAKE STREET
CHICAGO, ILLINOIS 60603
312/236-6505