



CAROL MOSELEY BRAUN

**RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES
COOK COUNTY, ILLINOIS**

Re: Certificate of Title 1486359 Vol. 2977 Page 180
Lot 41 and 42 in Block 21 in Atwood's Addition to Washington
Heights being a Subdivision of the North 100 acres of the
South West 1/4 and the North 50 acres of the West 102 of the
South East 1/4 of Section 23, Township 37 North, Range 13
East of the Third Principal Meridian, according to the
plat thereof recorded January 20, 1873 as document number
79446 in Block 3 of Plats page 83 in Cook County, Illinois.
United Savings of America vs. Dennis Dougherty, et al.
Case No. 89 CH 3780

Carol Moseley Braun
Registrar of Titles
Cook County, Illinois

Dear Ms. Braun:

I have examined proceedings in the Circuit Court of Cook County, Illinois, above described, being a proceeding to foreclose a mortgage registered as document no. 3621645, covering the premises described in the foregoing Certificate of Title, also a Sheriff's Deed issued by James E. O'Grady, Sheriff of Cook County, Illinois, to United Savings of America and I find that title to premises aforesaid will be vested in:

UNITED SAVINGS OF AMERICA

Subject to:

All unpaid general taxes and special assessments shown by our tax search and all sales, forfeitures and withdrawals for unpaid general taxes and special assessments.

2. Possible Federal Tax Liens and State of Illinois Tax Liens on the premises as provided by CH. 30 Par. 84 and 84.1 of the Illinois Revised Statute and other Statutes of the State of Illinois.

*DMJ
EM*

3. Right of any party interested by appeal, writ of error, proceedings instituted under the Soldiers' and Sailors' Civil Relief Act or other direct proceedings to have set aside, modified or reversed within the time allowed by law the Judgment for Foreclosure entered September 26, 1989 and Order Approving Sheriff's Sale and Report of Distribution dated February 2, 1990 in the Circuit Court of Cook County, Illinois, Case No. 89 CH 3780, and entitled United Savings of America vs. Dennis Dougherty, et al.

4. Uncancelled memorials appearing on the outstanding Certificate of Title.

(a) Deficiency Judgment in REM for \$15,572.70 against Dennis Dougherty and Mary Dougherty (Rueck).

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Property of Cook County Clerk's Office

Before making an appointment to register in Room 120, you must contact the examiner handling your letter of opinion to arrange for a mutually convenient appointment. Thank you.

Assignment Desk: 443-4747

Examiner: (43)-4275

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0 3 9 1 7 3 4 8

Certificate of Title No. 1373936
Case No. 89 CH 3780

Page 2

Dup
5
sw
5. Right of any party served by publication and their heirs, devisees, executors, administrators or other representatives of any such party to appear and be heard touching the matter of the Judgment of Foreclosure entered September 26, 1989 and Order Approving Sheriff's Sale and Report of Distribution dated February 2, 1990 in the Circuit Court of Cook County, Illinois, Case No. 89 CH 3780, and entitled United Savings of America vs. Dennis Dougherty, et al.

6. Upon registration of:

- Dup*
- (a) Certified copy of Judgment of Foreclosure.
 - (b) Certificate of Sale, if required by Judgment of Foreclosure.
 - (c) Certified copy of Order Approving Sheriff's Sale.
 - (d) Sheriff's Deed dated February 5, 1990, issued by James E. O'Grady, Sheriff of Cook County, Illinois; without surrender of Owner's Duplicate Certificate of Title; without surrender of Mortgagee's Duplicate Certificate of Title.

Very truly yours,

LeRoy W. Lemke
LeRoy W. Lemke
Examiner of Titles

August 1, 1990
vgi

SHERIFF'S DEED

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3917348

(Judicial Sale)

Sheriff's Sale No. 893227

(The above Space for Recorder's Use Only)

THE GRANTOR, Sheriff of Cook County, Illinois, pursuant to and under the authority conferred by the provisions of a judgment entered by the Circuit Court of Cook County, Illinois on

September 26, 1989, in Case No. 89 CH 3780

Entitled UNITED SAVINGS OF AMERICA

vs. DENNIS DOUGHERTY, et al

and pursuant to which the land hereinafter described was sold at public sale by said grantor on

January 18, 1990, from which sale no redemption has been made as provided by

statute, hereby conveys to UNITED SAVINGS OF AMERICA

the holder of the Certificate of Sale, the following described real estate situated on the County of Cook, in the State of Illinois, to have and to hold forever:

LOTS 41 AND 42 IN BLOCK 21 IN ATWOOD'S ADDITION TO WASHINGTON HEIGHTS, BEING A SUBDIVISION OF THE NORTH 100 ACRES OF THE SOUTH WEST 1/4 AND THE NORTH 50 ACRES OF THE WEST 102 OF THE SOUTH EAST 1/4 OF SECTION 23, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 20, 1873 AS DOCUMENT NUMBER 79446 IN BLOCK 3 OF PLATS PAGE 83 IN COOK COUNTY, ILLINOIS.

P. I. N. 24-23-314-019/24-23-314-020

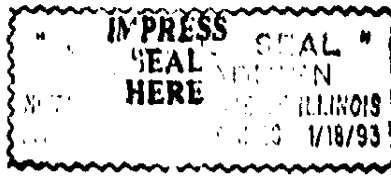
DATED this date: FEB 05 1990, 19

JAMES E. O'GRADY (SEAL) Sheriff of Cook County, Illinois

By Annie D. Evans Deputy Sheriff of Cook County, Illinois

State of Illinois, County of Cook ss, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

ANNIE D. EVANS



personally known to me to be the same person whose name as Deputy Sheriff of Cook County, Illinois, is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged he signed, sealed and delivered the said instrument as his free and voluntary act as such Deputy Sheriff, for the uses and purposes therein set forth.

Given under my hand and official seal, this FEB 05 1990 day of

Commission expires 1-18 19 93

Mae J. Adams Notary Public

ADDRESS OF PROPERTY:

3718 W. 117TH ST.

GARDEN HOMES, IL

The above address is for statistical purposes only and is not part of this deed.

ADDRESS OF GRANTEE:

4730 W. 79TH ST.

CHICAGO, IL 60652

MAIL TO:

NICHOLAS M. DURIC

Name

4730 W. 79TH ST.

Address

CHICAGO, IL 60652

City, State and Zip



AFFIX "RIDERS" OR REVENUE STAMPS HERE

Exempt under Real Estate Transfer Tax Act Sec. 2-1 Par. 1-2 & Co. County Ord. 95104 Par. 1-2 Date 12-5-90

DOCUMENT NUMBER

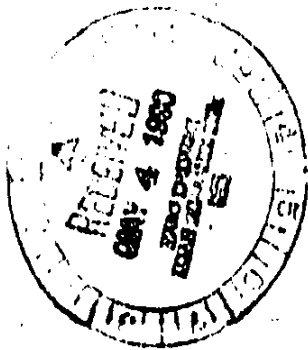
90067664

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Property of Cook County Clerk's Office

09:06:00

DEPT-01 \$13.25
T#1111 TRAN 2179 02/09/90 09:06:00
#8516 : A *-90-067624
COOK COUNTY RECORDER



09:06:00

45067624
1460 P/S
3917348

3917348

Age of County _____
 Add: _____
 F: 3917348
 V: _____
 S: _____
 A: _____
 E: _____

RECEIVED
 FEB 4 1990
 COOK COUNTY RECORDER

MEMBERS SERVICE ASSOC.
 29 South LaSalle
 Chicago, IL 60603

Paraded

82929006

STATE TO ILLINOIS)
)
COUNTY OF COOK)

AFFIDAVIT

I, NICHOLAS M. DURIC, being first duly sworn upon oath depose and state as follows:

- 1) That I am the attorney for UNITED SAVINGS OF AMERICA, and duly authorized to execute this affidavit.
- 2) That the deed with regard to the property commonly known as 3718 W. 117th Street, Garden Homes, Illinois, P.I.N. 24-23-314-019/24-23-314-020, which conveyed the property from Sheriff of Cook County to United Savings of America was recorded with the Recorder of Deeds, but not registered with the Registrar of Torrens Titles.
- 3) The delay in registering the deed was due to a mix-up in my office, i.e., law clerk recording, but not registering the deed.
- 4) Subsequent to recording of the deed, the deed was returned to my office, and it was kept in the files of United Savings of America.
- 5) Upon learning of the non registration of the deed with Torrens, we immediately brought the deed into the Torrens Office for recording.

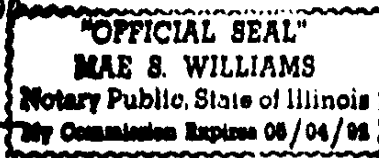
I have reviewed the foregoing, and the same is true and correct to the best of my knowledge and belief. *This affidavit is true to the best of the Registrar of Cook Co. IL to accept for registration.*

Nicholas M. Duric
NICHOLAS M. DURIC

Subscribed and Sworn before me

this 17th day of Sept. 1999

Mae S. Williams
NOTARY PUBLIC



UNOFFICIAL COPY

TELETYPE

Property of Cook County Clerk's Office

1993 JUN 15 10 30 AM

1993 JUN 15 10 30 AM

1993 JUN 15 10 30 AM