

TAX DEED – SCAVENGER SALE

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

No.: _____ Y

Case Number: _____

Preparer's Information (Name & Address:

TAX DEED PURSUANT TO §35 ILCS 200/21-260(e). Collector's Scavenger Sale

At a **PUBLIC SALE OF REAL ESTATE** for the **NON-PAYMENT OF TAXES** for **THREE OR MORE YEARS**, Pursuant to **§35 ILCS 200/21-260**, held in **Cook County** on: _____, the County Collector sold the real property identified by the **Property Identification Number of:** _____, with the **ATTACHED legal Description, and Commonly Referred to Address of:** _____, _____, Il _____.

And the real property not having been redeemed from the sale, and it appearing that the holder of the Certificate of Purchase of said real property has complied with the laws of the State of Illinois, necessary to entitle her, him or it, to a Deed of said real property, as found and ordered by the **Circuit Court of Cook County in Case Number:** _____;

Furthermore, I, **KAREN A. YARBROUGH, County Clerk of the County of Cook, in the State of Illinois**, with an office located at **118 North Clark Street, Room 434, in Chicago, Illinois 60602**, in consideration of the premises and by virtue of the compiled statutes of the **State of Illinois** in such cases provided, grant and convey to the **GRANTEE(S):** _____ with a true post office address and residence of: _____, and to his, hers, its or their heirs, successors and assigns **FOREVER**, the above-referenced real estate, as described.

Finally, the following provision of the Compiled Statutes of the State of Illinois, **§35 ILCS 200/22-85**, is recited, as required by law:

“Unless the holder of the certificate purchased at any tax sale under this Code takes out the deed in the time provided by law, and records the same within one year from and after the time for redemption expires, the certificate or deed, and the sale on which it is based, shall, after the expiration of the one year period, be absolutely void with no right to reimbursement. If the holder of the certificate is prevented from obtaining a deed by injunction or order of any court or the refusal or inability of any court to act upon the application for a tax deed, or by the refusal of the clerk to execute the same deed, the time her or she is so prevented shall be excluded from computation of the one year period.”

Given under my hand and seal, this _____ **day of** _____, **in the year** _____,
OFFICIAL SEAL OF COOK COUNTY:

KAREN A. YARBROUGH, COOK COUNTY CLERK Clerk of Cook County

THREE YEAR DELINQUENT SALE DEED

KAREN A. YARBROUGH | COUNTY CLERK OF COOK COUNTY, ILLINOIS

LEGAL DESCRIPTION FOR PROPERTY (or attach if more space needed):

TAX DEED NUMBER:

No. _____ Y

MAIL FUTURE TAX BILLS TO:

EXEMPTION LANGUAGE:

The foregoing Tax Deed is issued pursuant to **§35 ILCS 200/21-260(e)**. Collector's Scavenger Sale is EXEMPT from all Real Estate Transfer Taxes pursuant to the Illinois Real Estate Transfer Tax Law **§35 ILCS 200/31-45, subparagraph F**, and **Cook County Ordinance §93-0-27, paragraph F**. Please sign and date below to attest to this claim on behalf of the submitter of the foregoing conveyance instrument.

Printed Name (Above)

Signature (Above)

Date Signed (Above)

PLEASE AFFIX MUNICIPAL TRANSFER TAX STAMPS BELOW AS NECESSARY (OR ATTACH AS A SEPARATE PAGE)