IN THE CIRCUIT COURT OF THE EIGHTH JUDICIAL CIRCUIT
PIKE COUNTY, PITTSFIELD, ILLINOIS

First Bank d/b/a First Bank Mortgage PLAINTIFF Vs. Lora Kilgore; et. al. DEFENDANTS	No. 16 CH 00004

ORDER CONFIRMING SALE (ORDER APPROVING)
AND ORDER OF POSSESSION

NOW COMES First Bank d/b/a First Bank Mortgage by and through its attorneys, Codilis & Associates, P.C., and the Sheriffof Pike County or Sale Officer, and files herein his report of sale and distribution of the proceeds of sale of the premises involved herein;

THE COURT FINDS that:

1. The Sheriff or Sale Officer has proceeded in accordance with all the terms of the Judgment heretofore entered in conducting the sale of the premises involved herein and in distributing the proceeds derived from said sale;

2. The Notice of Sale, as required pursuant to 735 ILCS 5/15-1507(c), has been properly given.

3. The terms of the sale were fair and conscionable and the sale was conducted fairly without fraud.

4. First Bank d/b/a First Bank Mortgage including its insurers, investors, and agents, or its assigns is entitled to possession of the subject property as of the date thirty (30) days after the entry of this order and that First Bank d/b/a First Bank Mortgage including its insurers, investors, and agents, or its assigns is entitled to a Deed to the subject property to be issued after entry of this Order.

IT IS HEREBY ORDERED that:

1. The sale of the premises involved herein on 9/30/16 conducted by said Sheriff or Sale Officer and the distribution by him of the proceeds of sale and his report of sale and distribution be, and are hereby in all respects, approved, ratified and confirmed;

2. The Sheriff or Sale Officer issue a deed to First Bank d/b/a First Bank Mortgage including its insurers, investors, and agents, or its assigns pursuant to the findings of this Court as set forth above;

3. The Deed to be issued hereunder is a transaction that is exempt from all transfer taxes, either state or local, and the Pike County Recorder of Deeds is ordered to permit immediate recordation of the Judicial Sale Deed issued hereunder without affixing any exemption stamps.

4. First Bank d/b/a First Bank Mortgage including its insurers, investors, and agents, or its assigns be granted an order of possession of the subject property effective thirty (30) days after the entry of this order. Said order is enforceable against all party defendants named herein including:

Lora Kilgore

at the subject property commonly known as:

43870 249th Avenue
Pittsfield, IL 62363.

If said occupants fail to surrender possession of the subject property within thirty (30) days after the date of entry of this order, then after thirty (30) days from entry of this order, the Sheriff for Pike County is directed to eject and remove said occupants from the subject property and to put First Bank d/b/a First Bank Mortgage including its insurers, investors, and agents, or its assigns, in full and complete possession of the property set forth above;

5. There be an IN PERSONAM deficiency judgment against

Lora Kilgore

in the sum of $18,539.57 with statutory interest thereon.

6. The Sheriff for Pike County or Sale Officer is directed to issue Duplicate Original Certificates of Sale in recordable form which Certificate(s) shall be freely assignable;

7. That any Special Right to Redeem, if applicable, pursuant to 735 ILCS 5/15-1604, shall expire 30 days after entry of this order;

8. That the Municipality or County may contact the party below with concerns about the real property:
Name: John Thibaudeau, agent of Federal National Mortgage Association
Address: 14221 Dallas Parkway, Suite 1000 International Plaza II, Dallas, TX 75254
Phone: 1-800-7FANNIE

9. 735 ILCS 5/9-117 is not applicable to this order. This is a final and appealable order with no just cause for further delay..

ENTER: _____
Judge.

DATED: SEP 30 2016

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14-15-18967
NOTE: This law firm is a debt collector.