

UNOFFICIAL COPY



00046052

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

IN THE OFFICE OF THE RECORDER OF OF DEEDS OF COOK COUNTY, ILLINOIS

00046052

9229/0296 11 001 Page 1 of 3
2000-01-19 15:19:05
Cook County Recorder 25.50

Lakeside at Walden)
Condominium Association, an)
Illinois not-for-profit)
corporation)
) Claim for
Claimant,) lien in the
) amount of
v.) \$1,279.48,
) plus costs
Michael Gallus and Atha) and
Panou,) attorney's
) fees
Debtors.

For Use By Recorder's Office Only

Lakeside at Walden Condominium Association, an Illinois not-for-profit corporation, hereby files a Claim for Lien against Michael Gallus and Atha Panou of the County of Cook, Illinois, and states as follows:

As of the date hereof, the said debtors are the owners of the following land, to wit:

SEE ATTACHED LEGAL DESCRIPTION

and commonly known as 1813 Hemlock Place, #306, Schaumburg, Illinois 60173.

PERMANENT INDEX NO. 07-12-201-021-1094

That said property is subject to a Declaration of Condominium recorded in the office of the Recorder of Deeds of Cook County, Illinois. Said Declaration provides for the creation of a lien for the annual assessment or charges of the Lakeside at Walden Condominium Association and the special assessment for capital improvements, together with interest, costs and reasonable attorney's fees necessary for said collection.

SH
PB
MY

That as of the date hereof, the assessment due, unpaid and owing to the claimant on account, after allowing all credits with interest, costs and attorneys fees, the claimant claims a lien on said land in the sum of \$1,279.48, which sum will increase with the levy of future assessments, costs and fees of collection, all of which must be satisfied prior to any release of this lien.

Lakeside at Walden Condominium Association

By: [Signature]
One of its Attorneys

Property of Cook County Clerk's Office

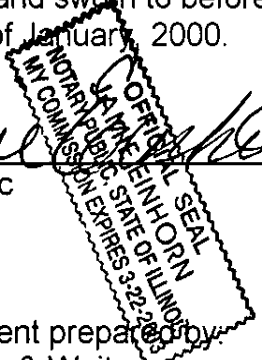
STATE OF ILLINOIS)
) ss.
COUNTY OF COOK

The undersigned, being first duly sworn on oath deposes and says he is the attorney for Lakeside at Walden Condominium Association, an Illinois not-for-profit corporation, the above named claimant, that he has read the foregoing Claim for Lien, knows the contents thereof, and that all statements therein contained are true to the best of his knowledge.

[Signature]

Subscribed and sworn to before me
this 3rd day of January, 2000.

[Signature]
Notary Public



This instrument prepared by
Kovitz Shifrin & Waitzman
750 Lake Cook Road, Suite 350
Buffalo Grove, IL 60089-2073
(847) 537-0983



UNOFFICIAL COPY

EXHIBIT A

PARCEL 1:

00046052 Page 3 of 3

Unit 1813-306 in the Lakeside Condominium at Walden, as delineated on a survey of the following described parcel of real estate: that part of the Northwest 1/4 of the Northeast 1/4 of Section 12, Township 41 North, Range 10 East of the Third Principal Meridian, described as follows: Beginning at the Southeast Corner of the Northwest 1/4 of the Northeast 1/4 of said Section 12; thence North 0 degrees 06 minutes 42 seconds West along the East line of the Northwest 1/4 of the Northeast 1/4 400.0 feet; thence South 89 degrees 49 minutes 20 seconds West 222.12 feet; thence North 0 degrees 06 minutes 42 seconds West 136.18 feet; thence South 89 degrees 49 minutes 20 seconds West 198.932 feet; thence South 0 degrees 09 minutes 09 seconds East 58.309 feet; thence South 89 degrees 46 minutes 31 seconds West 1.1 feet; thence South 0 Degrees 06 minutes 42 seconds East 477.87 feet to the South line of the Northwest 1/4 of the Northeast 1/4 of said Section 12; thence North 89 degrees 49 minutes 20 seconds East along said South line 422.12 feet to the place of beginning; which survey is attached as an Exhibit to the Declaration of Condominium recorded as Document Number 94558918 together with its undivided percentage interest in the common elements in Cook County, Illinois.

PARCEL 2:

Easement for the benefit of Parcel 1 as created by Grant dated July 27, 1990 and recorded September 25, 1990 as Document Number 90-167178, made by American National Bank and Trust Company of Chicago, as Trustee, under Trust Agreement dated May 1, 1972 and known as Trust Number 76690 to LaSalle National Bank, as Trustee, under Trust Agreement dated December 27, 1972 and known as Trust Number 45219 for ingress and egress over the North 33 feet of the East 422.12 feet of the Southwest 1/4 of the Northeast 1/4 of Section 12, Township 41 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois.

Parking Units C-67 and C-68 are also conveyed to Grantees hereunder, and are exclusive limited common elements for Unit 1813-306.

97198341