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2001-04-25 10:42:38

Cook County Recorder

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CLAIM FOR CONDOMINIUM ASSOCIATION LIEN

THIS DOCUMENT PREPARED BY AND RETURN TO:

Leon J. Teichner 1804) LaSalle Street Suite 1601

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Chicago, Illinois 60601

STATE OF ILLINOIS)

NTY OF COOK

The Clarificat, THE MICHAEL'S TERRACE CONDOMINIUM ASSOCIATION (the "Association" the "Claimant", ar Illinois not-for-profit corporation, 1309 North Wells Street, Chicago, Illinois 60610, hereby files its Claim for Lien against KAREN L. BASS, an unmarried person ("Owner") and states as follows:

- 1. On April 24, 2501, the Owner, owned the following described land in the County of Cook, State of Illinois commonly known as 1309 North Wells Street, Units 607, inclusive, Chicago, Illinois 60610 (the Premises) and legally described as shown on Exhibit "A" attached hereto.
- 2. Under the section (i) of para raph 11-4.11 of the Bylaws of Association, the Association has the right to make assessments for com no 1 expenses against unit owners on the basis of their respective percentage interest.
- 3. As of April 24, 2001, there is due to the Association for condominium assessments on the Premises including, but not limited to, late fee charges, garage charges and heating charges in the sum of Two Thousand Six Hundred Sixty Seven Dollars and 36/100 (\$2,667.06).
- 4. Pursuant to section (c) of Section 8.02 of Article V.II provides that "failure by a unit owner to pay his percentage share of common expenses or user charges the amount of any delinquent and unpaid charges and assessments and interest, costs and fees incurred as a result of such delinquency shall become a lien on the interest of the defaulting unit owner and his unit ownership in the amount of any sums due from such unit owners . . ."

5. The Association claims a lien on the Premises in the amount of \$2,667.06 plus interest and costs.

'S TERRA CE CONDOMINATM ASSOCIATION THE MICHAE

BY:

Its Attorney and Agent

CERTIFICATION

Under penalties as provided by law, the undersigned certifies that the statements set forth in this instrument are true and correct except as to matters therein stated to be on information and belief and as to such matters the undersigned certifies as aforesaid that he verity believes same hote true

> æon J. Teichn**e**r

EXHIBIT "A"

LEGAL DESCRIPTION

UNIT # 607 IN THE MICHAELS TERRACE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 104, 105 AND 106 IN SHELDON'S SUBDIVISION OF LOTS 61 TO 90 IN BRONSON'S ADD TO CHICAGO IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN.

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENTS #91074681 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE CONCMON ELEMENTS.

Commonly knows: 23: 1309 North Wells Street, Units 1301-1304, inclusive, Chicago, Illinois 60610

Permanent Real Estate Index Numbers: 17-04-215-072-1016.

SERVICE LIST

Karen L. Bass 1309 N. Wells Street Chicago, Illinois 60610

Wells Fargo Home Mortgage Attention: Lien Department P.O. Box 9020 San Bernadino, CA 92427

(Owners)

Mailgagee)

AFFIDAVIT OF SERVICE

I, Melissa A. Neubeck, a non attorney certify that on the day of April, 2001, I served this notice by sending a duplicate original thereof to each person listed above under "Servia List" at the address shown by regular mail, depositing same in the 180 North LaSalle Street, Chicago, Illinois mail chute with postage prepaid.

Melissa A. Neubeck

SEAL

Subscribed and Sworn to before me this day

of April, 2001, A.D.

This instrument prepared by and mail to:

Leon J. Teichner

180 North LaSalle Street

Suite 1601, - ----Chicago, Illinois 60601-2697

(312) 541-2822

LO.F.ETC11

OFFICIAL

MELISSA A. NEUBECK NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES 12/6/2003