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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

Eugene "Gene" Moore Fee: \$28.50 Cook County Recorder of Deeds Date: 02/24/2004 04:34 PM Pg: 1 of 3

NOTICE

OF

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NOTICE THIS DOCUMENT IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE

P.I.N. 17-04-209-043-1174

KNOW ALL MEN BY THESE PRESENTS, that Lowell House Condominium Association, an Illinois not-for-profit corporation, has and claims a lien pursuant to 765 ILCS 605/09 against Katharine E. Richter and Robert D. Richter and on the property described herein below.

Legal Description

UNIT NO. 807 IN LOWELL HOUSE CONDOMINIUM AS DELINATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL.

THE SOUTH 98.50 FT. OF LOT 8 IN CHICAGO LAND CLEARANCE COMMISSION NUMBER. 3, BEING A CONSOLIDATION OF LOTS AND PARTS OF LOTS VACATED ALLEYS IN BRONSON'S ADDITION TO CHICAGO, AND CERTAIN RESUBDIVISION, ALL IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; TOGETHER WITH THAT PART OF THE FOLLOWING DESCRIBED LAND LYING BELOW AND ELEVATION OF % 20.30 FT. CHICAGO DATUM: THE SOUTH 99.89 FT. OF LOT 6, LOT 8 (EXCEPT THE SOUTH 98.50 FEET. THEREOF), ALL IN SAID CHICAGO LAND CLEARANCE NUMBER 3, AND LOTS 12,3,4, AND 5 IN THE RESUBDIVISION OF LOTS 26, 27, 30 AND 31 IN BURTON'S SUBDIVISION OF LOT 14 IN SAID BRONSON'S

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ADDITION TO CHICAGO; ALL IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOC. 25288099, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Commonly known as 88 West Schiller, #807, Chicago, Illinois 60610

As indicated in the above legal description, said property is subject to a Declaration establishing a plan for condominium ownership of the premises commonly described as LOWELL HOUSE CONDOMINIUM ASSOCIATION, recorded with the Recorder of Deeds of Cook County, Illinois. Section 10.04 of said Declaration provides for the creation of a lien for the monthly assessments or charges imposed pursuant thereto, together with interest, costs, and reasonable attorney's fees necessary for collection.

That the balance of special or regular assessments, unpaid and owing pursuant to the aforesaid Declaration after allowing all credits, is the sum of \$1,672.93 through February 11, 2004. Each monthly assessment thereafter is in the sum of \$292.25. Said assessments, together with interest, costs, and reasonable attorneys' fees, constitute a lien on the aforesaid real estate.

Respectfully Submitted,

LOWELL HOUSE CONDOMINIUM ASSOCIATION

Ore of its Attorney

THIS DOCUMENT PREPARED BY:

Kathleen A. Penland Joonho Yu FUCHS & ROSELLI, LTD. 440 West Randolph Street Suite 500 Chicago, Illinois 60606 TEL (312) 651-2400 FAX (312) 651-2499

Yajzne Sartin, Property Manager,

Coot County Clart's Office

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<u>VERIFICATION BY CERTIFICATION</u>

Under penalties as provided by law pursuant to Section 1-109 of the Code of Civil Procedure (735 ILCS 5/1-109), the undersigned certifies that the statements set forth in this Complaint 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/she verily believes the same to be true.

"OFFICIAL SEAL" LAURA REYES

Notary Public, State of Illinois My Commission Expires 11/21/04

SUBSCRIBED and SWORN to

before me this _/

Notary Public

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