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Doc#: 0432003095
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 11/15/2004 02:50 PM Pg: 1 of 3

STATE OF ILLINOIS)
) SS.
COUNTY OF C O O K)

P.I.N 17-04-211-034-1048

Property of Cook County Clerk's Office

NOTICE OF LIEN

KNOW ALL MEN BY THESE PRESENTS that 1415 North Dearborn Condominium Association, an Illinois not-for-profit corporation, has and claims a lien pursuant to 765 ILCS 605/9, against GENE KOPROWSKI and NANCY ADAMS-KOPROWSKI, upon the property described on the attached legal description and commonly known as 1415 N. Dearborn Parkway, Unit 3C, Chicago, Illinois 60610.

The property is subject to a Declaration establishing a plan for condominium ownership of the premises commonly described as 1415 North Dearborn Condominium Association, recorded with the Recorder of Deeds of Cook County, Illinois. The Declaration and Section 9(g) of the Illinois Condominium Property Act

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provide for a creation of a lien for unpaid common expenses or the amount of any unpaid fine or charges imposed pursuant to the Declaration, together with interest, late charges, costs, and reasonable attorneys' fees necessary for collection. The balance due to the Association for said amounts, unpaid and owing pursuant to the aforesaid Declaration and law, after allowing all credits, is the sum of \$2677.02 through November 9, 2004. Each monthly assessment and late charge thereafter are in the sum of \$569.85 and \$35.00 per month, respectively, or such other assessments and charges which may be determined by the Board of Directors. Said assessments, together with interest, late charges, costs and reasonable attorneys' fees constitute a lien on the aforesaid real estate.

1415 NORTH DEARBORN
 CONDOMINIUM ASSOCIATION,
 an Illinois not-for-profit corporation

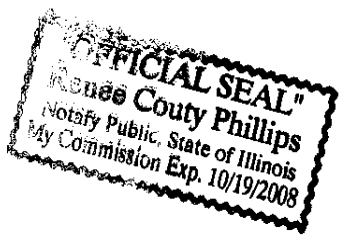
William J. Lapelle

 By: Attorney for the Board of Directors,
 1415 North Dearborn
 Condominium Association

Subscribed and Sworn to before
 me this 15th day of November 2004

John Carl Phillips

 NOTARY PUBLIC



PREPARED BY AND RETURN TO:

William J. Lapelle
 LEVENFELD PEARLSTEIN
 Attorneys for
 1415 North Dearborn Condominium Association
 2 North LaSalle Street, Suite 1300
 Chicago, Illinois 60602

700053_1

EXHIBIT A 95350914

LEGAL DESCRIPTION

UNIT NUMBER 3-'C', IN 1415 NORTH DEARBORN CONDOMINIUM ASSOCIATION, AS DELINEATED ON SURVEY OF:

PARCEL 1: LOT 1 IN GREIFENHAGEN'S SUBDIVISION OF THE NORTH 152 FEET OF THE SOUTH 227 FEET OF LOT "B" IN BLOCK 2 IN THE SUBDIVISION BY CATHOLIC BISHOP OF CHICAGO, OF LOT 13 IN BRONSON'S ADDITION TO CHICAGO, IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 31, 1803 AS DOCUMENT NUMBER 1867785, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE SOUTH 50 FEET NORTH OF AND ADJOINING THE SOUTH 25 FEET OF LOT "B" IN BLOCK 2 IN THE SUBDIVISION BY CATHOLIC BISHOP OF CHICAGO OF LOT 13 IN BRONSON'S ADDITION TO CHICAGO, IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 7, 1877 AS DOCUMENT NUMBER 149582, IN COOK COUNTY, ILLINOIS.

PARCEL 3: EASEMENT FOR THE BENEFIT OF PARCELS 1 AND 2 CREATED BY CURTISON AGREEMENT DATED SEPTEMBER 6, 1972 AND RECORDED NOVEMBER 6, 1972 AS DOCUMENT NUMBER 22110743, TO INSTALL AND MAINTAIN THE CAISSONS AS SHOWN ON THE PLAT ATTACHED TO SAID INSTRUMENT WHICH EXTEND UPON THE FOLLOWING DESCRIBED LAND: LOT 2 IN GREIFENHAGEN'S SUBDIVISION OF THE NORTH 152 FEET OF THE SOUTH 227 FEET OF LOT "B" IN BLOCK 2 IN CATHOLIC BISHOP OF CHICAGO SUBDIVISION OF LOT 13 IN BRONSON'S ADDITION TO CHICAGO, IN THE EAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, (HEREINAFTER REFERRED TO AS PARCEL), WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NUMBER 1069900, DATED JUNE 10, 1977 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 24065225, TOGETHER WITH AN UNDIVIDED 1.018 PER CENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), IN COOK COUNTY, ILLINOIS.

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