

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )



Doc#: 0535612124 Fee: \$28.50  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/22/2005 03:33 PM Pg: 1 of 3

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

For Use By Recorder's Office Only

Elgin-Jackson Condominium Association, an )  
Illinois not-for-profit corporation, )  
 )  
Claimant, )  
 )  
v. )  
 )  
Clarence McNutt and Diane McNutt, )  
 )  
Debtors. )

Claim for lien in the amount of  
\$1,167.83, plus costs and  
attorney's fees

Elgin-Jackson Condominium Association, an Illinois not-for-profit corporation, hereby files a Claim for Lien against Clarence McNutt and Diane McNutt of the County of Cook, Illinois, and states as follows:

As of December 8, 2005, the said Debtors were the Owners of the following land, to wit:

SEE ATTACHED LEGAL DESCRIPTION

and commonly known as 7212 W. Jackson Blvd., Unit 2E, Forest Park, IL 60130.

PERMANENT INDEX NO. 15-13-224-042-1013

That said property is subject to a Declaration of Condominium recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 09039871. Said Declaration provides for the creation of a lien for the annual assessment or charges of the Elgin-Jackson Condominium Association and the special assessment for capital improvements, together with interest, costs and reasonable attorney's fees necessary for said collection.

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

*Handwritten initials/signature*

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said land in the sum of \$1,167.83, 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.

Elgin-Jackson Condominium Association

By: *[Signature]*  
One of its Attorneys

STATE OF ILLINOIS            )  
  ) ss.  
COUNTY OF COOK            )

The undersigned, being first duly sworn on oath deposes and says he is the attorney for Elgin-Jackson 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 8<sup>th</sup> day of December, 2005.

*Alicia Dausman*  
Notary Public



**MAIL TO:**

This instrument prepared by:  
Kovitz Shifrin Nesbit  
750 Lake Cook Road, Suite 350  
Buffalo Grove, IL 60089-2073  
847.537.0983

**UNOFFICIAL COPY****EXHIBIT "A"****00249010****LEGAL DESCRIPTION**

UNITS 2E, P-16, & P-17 IN THE ELGIN/JACKSON CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 37, 38 AND 39 IN HENRY G. FOREMAN'S SECOND ADDITION TO THE VILLAGE OF FOREST PARK, BEING A SUBDIVISION OF THAT PART OF THE EAST ½ OF THE SOUTH ½ OF THE NORTHEAST ¼ OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE RIGHT OF WAY OF THE RAILROAD, EXCEPT THE WEST 364.10 FEET THEREOF;

WHICH SURVEY IS ATTACHED AS EXHIBIT D TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 09039871 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PIN: 15-13-224-001-0000  
15-13-224-002-0000  
15-13-224-003-0000

Common Address: Unit 2E, P-16 and P-17  
600-602 Elgin Avenue,  
7210-7216 Jackson Blvd.  
Forest Park, Illinois 60130

Grantor also hereby grants to the Grantee, its successors and assigns, all rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said declaration for the benefit of the remaining property described therein.

This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said declaration the same as though the provisions were recited and stipulated at length herein.