

UNOFFICIAL COPY

Doc#: 0635518026 Fee: \$26.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 12/21/2006 11:27 AM Pg: 1 of 2

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

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

Arcadia Place Townhomes Homeowners Association, an Illinois not-for-profit corporation, Claimant,)	
v.)	
Carlos E. Posso and Matthew W. Groch, Debtor.)	Claim for Lien in the amount of \$1,508.26, plus costs and attorney's fees

Dated: December 20, 2006

Arcadia Place Townhomes Homeowners Association, an Illinois not-for-profit corporation, hereby files a Claim for Lien against Carlos E. Posso and Matthew W. Groch, of Cook County, Illinois, and states as follows:

As of the date hereof, the said debtor was the owner of the following land, to wit:

PARCEL 1: (26 SOUTH ABERDEEN STREET, UNIT 9): THAT PART OF THE FOLLOWING PROPERTY TAKEN AS A TRACT: LOTS 32 TO 37 INCLUSIVE IN HAYES SUBDIVISION OF BLOCK 2 IN CANAL TRUSTEE SUBDIVISION OF THE WEST HALF AND THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT THE PART OF THE WEST 0.44 FEET OF LOT 32 LYING SOUTH OF THE EASTERLY EXTENSION OF THE NORTH LINE OF THE SOUTH HALF OF LOT 31 IN HAYES SUBDIVISION AFORESAID; SAID PART OF SAID TRACT DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID TRACT, THENCE NORTH 89° 59' 53" WEST ALONG THE SOUTH LINE OF SAID TRACT 22.19 FEET; THENCE NORTH 00° 00' WEST 50.49 FEET TO THE NORTH LINE OF THE SOUTH 50.49 FEET OF SAID TRACT; THENCE SOUTH 89° 59' 53" EAST ALONG SAID LINE OF 21.96 FEET TO THE EAST LINE OF SAID TRACT; THENCE SOUTH 00° 15' 50" EAST ALONG SAID EAST LINE 50.49 FEET TO THE POINT OF BEGINNING. IN COOK COUNTY, ILLINOIS; ALSO, THAT PART OF THE FOLLOWING PROPERTY TAKEN AS A TRACT: LOTS 32 TO 37 INCLUSIVE IN HAYES SUBDIVISION OF THE BLOCK 2 IN CANAL TRUSTEES SUBDIVISION OF THE WEST HALF AND THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PART OF THE WEST 0.44 FEET OF LOT 32 LYING SOUTH OF THE EASTERLY EXTENSION OF THE NORTH LINE OF THE SOUTH HALF OF LOT 31 IN HAYES SUBDIVISION AFORESAID; SAID PART OF SAID TRACT LYING ABOVE HORIZONTAL PLANE OF 35.0 FEET ABOVE CHICAGO CITY DATUM AND FALLING WITHIN THE BOUNDARIES PROJECTED VERTICALLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID TRACT, THENCE NORTH 89° 59' 53" WEST ALONG THE SOUTH LINE OF SAID TRACT 22.19 FEET; THENCE NORTH 00° 00' 00" WEST 50.49 FEET TO THE NORTH LINE OF THE SOUTH 50.49 FEET OF SAID TRACT AND THE POINT OF BEGINNING; THENCE SOUTH 89° 59' 53" EAST ALONG SAID LINE 1.96 FEET TO THE EAST LINE OF SAID TRACT; THENCE NORTH 00° 15' 50" WEST ALONG SAID EAST LINE 9.50 FEET; THENCE NORTH 89° 59' 53" WEST 21.91 FEET; THENCE SOUTH 00° 00' 00" WEST 9.50 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

and commonly known as 26 South Aberdeen Street, Unit 9, Chicago, IL 60607
PERMANENT INDEX NO. 17-17-201-012

THIS COMMUNICATION IS FROM A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY AND ALL INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

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That said property is subject to a Declaration recorded in the office of the Recorder of Deeds of COOK County, Illinois as Document No. 0335103049 as amended from time to time. Said Declaration provides for the creation of a lien for the annual assessment or charges of the 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 said land in the sum of \$1,508.26 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.

Property of Cook County Clerk's Office

Arcadia Place Townhomes Homeowners Association

By: Steve A. Fullett
One of its Attorneys

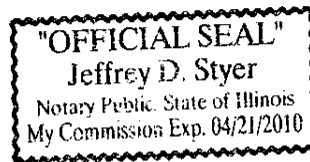
STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

The undersigned, being first duly sworn on oath deposes and says he is the attorney for Arcadia Place Townhomes Homeowners 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.

Steve A. Fullett

Subscribed and sworn to before me
this 20th day of December 2006.

Jeffrey D. Styer
Notary Public



This instrument prepared by
and upon recording MAIL TO:
Fosco, VanderVennet & Fullett, P.C.
1156 Shure Drive, Suite 140
Arlington Heights, IL 60004
File No. 006-2306