

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
 ) ss.  
COUNTY OF COOK )



Doc#: 0900516010 Fee: \$42.25  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/05/2009 08:53 AM Pg: 1 of 3

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

Forest Place Condominium Association, an )  
Illinois not-for-profit corporation, )  
 )  
Claimant, )  
 )  
v. )  
 )  
Agustin Arroyo, )  
 )  
Debtor. )

Claim for lien in the amount of  
\$2,987.74, plus costs and  
attorney's fees

Forest Place Condominium Association, an Illinois not-for-profit corporation, hereby files a Claim for Lien against Agustin Arroyo of the County of Cook, Illinois, and states as follows:

As of December 12, 2008, the said Debtor was the Owner of the following land, to wit:

### SEE ATTACHED LEGAL DESCRIPTION

and commonly known as 310 S. Lathrop Avenue, #404 & Parking Unit P-46, Forest Park, IL 60130.

PERMANENT INDEX NO. 15-12-429-062-1090, 15-12-429-062-1058

That said property is subject to a Declaration of Condominium recorded in the office of the Recorder of Deeds of Cook County, Illinois. Said Declaration provides for the creation of a lien for the annual assessment or charges of the Forest Place Condominium Association and the special assessment for capital improvements, together with interest, costs and reasonable attorney's fees necessary for said collection.

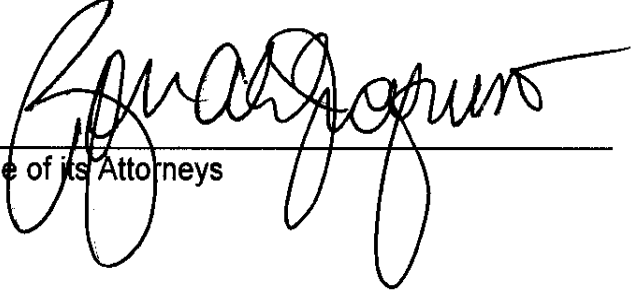
That as of the date hereof, the assessment due, unpaid and owing to the claimant on account, after allowing all credits with interest, costs and attorneys fees, the claimant claims a lien on

Handwritten initials/signature in the bottom right corner.

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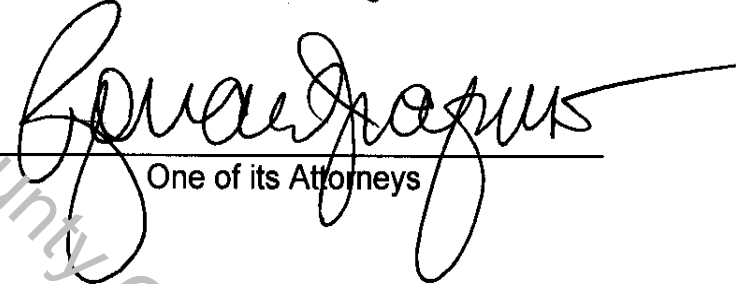
said land in the sum of \$2,987.74, which sum will increase with the levy of future assessments, costs and fees of collection, all of which must be satisfied prior to any release of this lien.

Forest Place Condominium Association

By:   
One of its Attorneys


STATE OF ILLINOIS            )  
  ) ss.  
COUNTY OF COOK            )

The undersigned, being first duly sworn on oath deposes and says they are the attorney for Forest Place Condominium Association, an Illinois not-for-profit corporation, the above named claimant, that they have read the foregoing Claim for Lien, knows the contents thereof, and that all statements therein contained are true to the best of their knowledge.

  
One of its Attorneys

SUBSCRIBED and SWORN to before me  
this 15 day of December, 2008.



  
Notary Public

**MAIL TO:**  
This instrument prepared by:  
Ronald J. Kapustka  
Kovitz Shifrin Nesbit  
750 Lake Cook Road, Suite 350  
Buffalo Grove, IL 60089-2073  
847.537.0983

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GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM; AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING LAND DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THE TENANT OF THE SUBJECT UNIT HAS FAILED TO EXERCISE HIS RIGHT OF FIRST REFUSAL AS PROVIDED IN SECTION 9 OF THE CONDOMINIUM PROPERTY ACT.

Property of Cook County Clerk's Office