

# UNOFFICIAL COPY



Doc#: 0904812129 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/17/2009 10:57 AM Pg: 1 of 3

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**Above space for Recorder's Use Only**

Cook County #21762

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS  
COUNTY DEPARTMENT - CHANCERY DIVISION

Taylor, Bean & Whitaker Mortgage Corp  
PLAINTIFF

Vs.

Francisco Nieves; Joyce Nieves; Unknown Owners and  
Nonrecord Claimants

DEFENDANTS

No. 09 CH

05356

## LIS PENDENS AND NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that the above-entitled cause was filed in the above Court on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_, for Foreclosure and is now pending in said Court and that the property affected by said cause is described as follows:

- (i) The names of all Plaintiffs, Defendants and case number are set forth above.
- (ii) The court in which the action was brought is set forth above.
- (iii) The names of the title-holders of record are as follows:  
Francisco Nieves  
Joyce Nieves
- (iv) The legal description is:

LOT 22 IN BLOCK 4 IN WHITES 2ND DIVERSEY PARK ADDITION, BEING A  
SUBDIVISION OF BLOCKS 8 AND 9 OF THE EAST 1/2 OF BLOCK 10 IN KING AND

**Excel Innovations**

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PATTERSON'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**TAX PARCEL NUMBER:** 13-29-222-018

(v) The common address or location of the property is:

2905 N. Major Avenue  
Chicago, IL 60634

(vi) Identification of the mortgage sought to be foreclosed:

a) Mortgagers:

Francisco Nieves  
Joyce Nieves

b) Mortgagee:

Mortgage Electronic Registration Systems, Inc. as Nominee for Bank VI

c) Date of mortgage: 6/29/2007

d) Date and place of recording:

7/5/2007

Office of the Recorder of Deeds of Cook County Illinois

e) Document Number: 0718626174

SIGNATURE: \_\_\_\_\_

Attorney of Record

**Daniel Walters**  
**ARDC #6270792**

**THIS DOCUMENT WAS PREPARED BY:**

**MAIL TO: BOX 70**

MAIL TO: CODILIS & ASSOCIATES, P.C.  
Attorneys for Plaintiff  
15W030 North Frontage Road, Suite 100  
Burr Ridge, IL 60527  
(630) 794-5300  
14-09-03247

**NOTE:** Pursuant to the Fair Debt Collection Practices Act you are advised that this law firm is deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purpose.

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IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS  
COUNTY DEPARTMENT - CHANCERY DIVISION

Taylor, Bean & Whitaker Mortgage Corp.  
PLAINTIFF

v.

Case No. 09 CH 005356

Francisco Nieves; et. al.  
DEFENDANT

## NOTICE OF FILING PURSUANT TO PREDATORY LENDING DATABASE ACT

TO: Illinois Department of Financial and Professional Regulation  
Division of Banking  
122 S. Michigan Avenue, 19<sup>th</sup> Floor, Chicago, IL 60603  
Attn: **Anti Predatory Lending Database (APLD)**

**PLEASE TAKE NOTICE** that on 02/13/2009, we have caused the attached Lis Pendens to be sent for recording with the Cook County Recorder, Illinois.

Codilis & Associates, P.C.

By:  \_\_\_\_\_

Codilis & Associates, P.C.  
Attorneys for Plaintiff  
15W030 North Frontage Road, Suite 100  
Burr Ridge, IL 60527  
Attorney Number: #21762  
Cook #21762  
**14-09-03247**

NOTE: Pursuant to the Fair Debt Collection Practices Act you are advised that this law firm is deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purpose.

### PROOF OF SERVICE

I, the undersigned, a non-attorney, certify that a copy of this notice was served by hand delivery to the above-entitled address on \_\_\_\_\_.

By: \_\_\_\_\_