

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
 ) ss.  
COUNTY OF COOK )



Doc#: 0911745046 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/27/2009 10:27 AM Pg: 1 of 3

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

Processed by Recorder's Office Only

Groves of Hidden Creek I Condominium Association, an Illinois not-for-profit corporation,

Claimant,

v.

Juan Cortes,

Debtor.

Claim for lien in the amount of  
\$2,304.88, plus costs and  
attorney's fees

Groves of Hidden Creek I Condominium Association, an Illinois not-for-profit corporation, hereby files a Claim for Lien against Juan Cortes of the County of Cook, Illinois, and states as follows:

As of April 13, 2009, the said Debtor was the Owner of the following land, to wit:

**SEE ATTACHED LEGAL DESCRIPTION**

and commonly known as 1424 Whispering Springs Circle, Palatine, IL 60074.

PERMANENT INDEX NO. 02-01-400-017-1074

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. 22827823. Said Declaration provides for the creation of a lien for the annual assessment or charges of the Groves of Hidden Creek I Condominium Association and the special assessment for capital improvements, together with interest, costs and reasonable attorney's fees necessary for said collection.

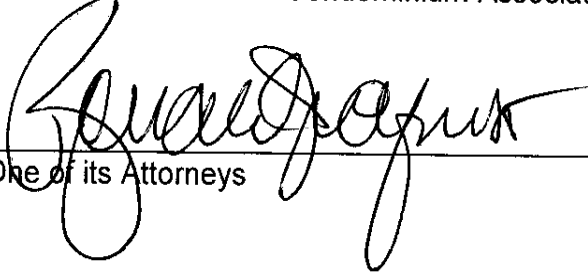
That as of the date hereof, the assessment due, unpaid and owing to the claimant on account, after allowing all credits with interest, costs and attorneys fees, the claimant claims a lien on

*Sye  
D3  
S  
myer*

# UNOFFICIAL COPY

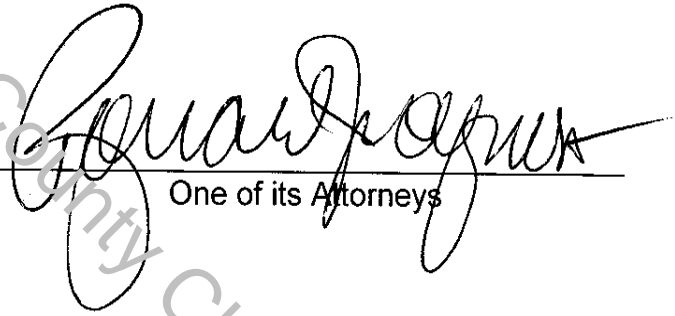
said land in the sum of \$2,304.88, which sum will increase with the levy of future assessments, costs and fees of collection, all of which must be satisfied prior to any release of this lien.

Groves of Hidden Creek I Condominium Association

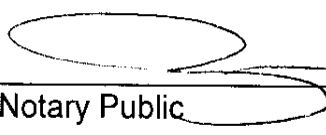
By:   
One of its Attorneys

STATE OF ILLINOIS            )  
  ) ss.  
COUNTY OF COOK            )

The undersigned, being first duly sworn on oath deposes and says they are the attorney for Groves of Hidden Creek I 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 April, 2009.

  
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

# UNOFFICIAL COPY

## Legal Description

### PARCEL 1:

UNIT NO. 4-25 IN THE GROVES OF HIDDEN CREEK CONDOMINIUM 1, AS DELINEATED ON SURVEY OF PART OR PARTS OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, (HEREINAFTER REFERRED TO AS PARCEL), WHICH SURVEY IS ATTACHED AS EXHIBIT "E" TO DECLARATION OF CONDOMINIUM MADE BY LASALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 11, 1972 AND KNOWN AS TRUST NUMBER 44398, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS COOK COUNTY, ILLINOIS AS DOCUMENT 22827823, AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE 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.

ALSO

### PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENT RECORDED AUGUST 26, 1974 AS DOCUMENT 22827822, AND CREATED BY DEED FROM LASALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 11, 1972 AND KNOWN AS TRUST NUMBER 44398, RECORDED APRIL 03, 1975 AS DOCUMENT 23039381 FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS.