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Doc#: 0927249005 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 09/29/2009 10:11 AM Pg: 1 of 3

30 DAY DEMAND NOTICE AND CLAIM FOR LIEN

DATE: September 25, 2009

TO: Mary Henning
503 Lincoln Avenue
Mount Prospect, Illinois 60639

RE: 503 E. Lincoln Avenue
Mt. Prospect, IL 60056

Above Space for Recorder's Use Only

Dear Sir or Madam:

PLEASE TAKE NOTICE that as of September 25, 2009, there is due to the Lions Park Condominium Association the sum of \$2,250.00 for proportionate share of general expenses of administration, maintenance, and repair of the common elements and other expenses lawfully agreed upon for these expenses in the condominium declarations and by-laws on your unit. These general assessments were due for the period from July 1, 2008 through September 30, 2009 at the rate of \$150.00 per month.

Further, that as of August 31, 2009, there is due to the Lions Park Condominium Association the sum of \$450.00 for proportionate share of expenses of administration, maintenance, and repair of the common elements and other expenses via special assessment for roofing, tuck pointing, and electrical work levied on or about July 1, 2009, lawfully agreed upon for these expenses in the condominium declarations and by-laws on your unit.

Legal fees and costs incurred by Lions Park Condominium Association in regard to this Notice, appearance and defense of two previous foreclosure actions total \$1,990.25. The current total claimed at this time is \$4,690.25.

This is your **Notice** that payment in full of the amount stated above is demanded of you, and that unless payment of the full amount is made on or before the expiration of Thirty (30) days after the date of this Notice, **YOUR RIGHT TO POSSESSION OF THE PREMISES WILL BE TERMINATED**. You must pay the full amount noted above to the law firm of Michael J. Moran, 121 S. Wilke Road, Suite 201, Arlington Heights, Illinois 60005. **PAYMENT TO OR THROUGH ANY AGENT OTHER THAN MICHAEL J. MORAN, OR PAYMENT OF LESS THAN THE FULL AMOUNT DUE AND OWING, IS NOT PERMITTED AND WILL NOT TERMINATE THIS ACTION OR THE SUIT TO TERMINATE YOUR POSSESSION OF THE UNIT IDENTIFIED ABOVE.**

ONLY FULL PAYMENT OF ALL AMOUNTS DEMANDED IN THIS NOTICE WILL INVALIDATE THE DEMAND, UNLESS THE PERSON CLAIMING POSSESSION, OR HIS OR HER AGENT OR ATTORNEY, AGREES IN WRITING TO WITHDRAW THE DEMAND IN EXCHANGE FOR RECEIVING PARTIAL PAYMENT.

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Prepared by:
MICHAEL J. MORAN & ASSOCIATES PC
121 S. Wilke Road, Suite 201
Arlington Heights, IL 60005
(847) 577-8556

Board of Directors of Lions Park
Condominium Association

By: *Jessica J. Hoffman*
It's Authorized Agent

PROOF OF SERVICE

I, the undersigned, being first duly sworn on oath, depose and state that I served a copy of the foregoing by enclosing the same in an envelope addressed to Mary Henning, of 503 E Lincoln Avenue, Mount Prospect, Illinois 60056, and deposited same in the U.S. Mail by certified mail, return receipt requested and regular mail at Arlington Heights, Illinois, before 5:00 p.m. on September 28, 2009 with proper postage prepaid.

Olga M. Rezin

SUBSCRIBED and SWORN to
before me this 28 day
of Sept, 2009.

Olga M. Rezin
Notary Public



PROOF OF SERVICE OF COOK COUNTY CLERK'S OFFICE

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EXHIBIT A

PIN NUMBER AND LEGAL DESCRIPTION

PIN: 08-12-227-019-1027

LEGAL DESCRIPTION:

ITEM 1:

UNIT 505 AS DESCRIBED IN SURVEY DELINEATED ON AND ATTACHED TO AND A PART OF A DECLARATION OF CONDOMINIUM OWNERSHIP REGISTERED ON THE 15TH DAY OF JUNE 1973 AS DOCUMENT NUMBER 2698574.

ITEM 2:

AS UNDIVIDED 2% INTEREST (EXCEPT UNITS DELINEATED AND DESCRIBED IN SAID SURVEY) IN AND TO THE FOLLOWING DESCRIBED PREMISES:

LOTS ONE (1) TO TEN (10) BOTH INCLUSIVE IN JUDITH ANN SERAFINE'S RESUBDIVISION OF LOTS TWO (2) AND FOUR (4) IN GIEICH'S INDUSTRIAL PARK, BEING A SUBDIVISION OF PART OF THE WEST HALF (1/2) OF THE NORTHEAST QUARTER (1/4) AND PART OF THE WEST HALF (1/2) OF THE SOUTHEAST QUARTER (1/4) OF SECTION 12, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.