

# UNOFFICIAL COPY

STATE OF ILLINOIS        )  
                                  ) SS.  
COUNTY OF C O O K     )



Doc#: 0929218048 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 10/19/2009 03:23 PM Pg: 1 of 3

P.I.N. 17-16-117-040-1049

Property of Cook County Clerk's Office

## NOTICE OF LIEN

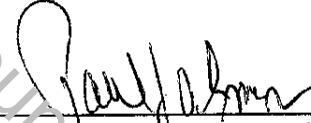
KNOW ALL MEN BY THESE PRESENTS, that **THE 700 W. VAN BUREN CONDOMINIUM ASSOCIATION**, an Illinois not-for-profit corporation, has and claims a lien pursuant to 765 ILCS 605/9, against **NIKOLAY BORISSOV** upon the property described on the attached legal description and commonly known as **700 W. VAN BUREN, UNIT 1009 & PARKING SPACE 48, CHICAGO, ILLINOIS 60607.**

The property is subject to a Declaration establishing a plan for condominium ownership of the premises commonly described as The 700 W. Van Buren Condominium Association, recorded with the Recorder of Deeds of Cook County, Illinois. The Declaration and Section 9(g) of the Illinois Condominium Property Act provide for a creation of a lien

# UNOFFICIAL COPY

for unpaid common expenses or the amount of any unpaid fine or charges imposed pursuant to the Declaration, together with interest, late charges, costs, and reasonable attorneys' fees necessary for collection. The balance due to the Association for said amounts, unpaid and owing pursuant to the aforesaid Declaration and law, after allowing all credits, is the sum of \$16,416.53 through October 1, 2009. Each monthly assessment, utilities, and late charge thereafter are in the sum of \$293.59, \$34.49 and \$50.00 per month, respectively, or such other assessments and charges which may be determined by the Board of Directors. Said assessments, together with interest, late charges, costs and reasonable attorneys' fees constitute a lien on the aforesaid real estate.

**THE 700 W. VAN BUREN CONDOMINIUM ASSOCIATION,**  
 an Illinois not-for-profit corporation

  
 By: Attorney for the Board of Directors,  
 The 700 W. Van Buren Condominium  
 Association.

Subscribed and Sworn to before me this  
 19<sup>th</sup> day of October, 2009.

  
 NOTARY PUBLIC



**PREPARED BY AND RETURN TO:**

Paul J. Ochmanek, Jr.  
 LEVENFELD PEARLSTEIN, LLC  
 Attorneys for The 700 W. Van Buren Condominium Association  
 2 North LaSalle Street, Suite 1300  
 Chicago, Illinois 60602  
 (312) 346-8380

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

COMMON ADDRESS: 700 W. VAN BUREN, UNIT 1009 & PARKING SPACE 48,  
CHICAGO, IL 60607

PIN: 17-16-1117-040-1049

PARCEL 1:

UNIT 1009 IN 700 W. VAN BUREN CONDOMINIUM. AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL, ESTATE:

LOTS 5 TO 8 IN MICAJAM GLASSCOCK'S SUBDIVISION OF LOTS 8 TO 12 IN BLOCK 21 IN THE SCHOOL SECTION ADDITION IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0010777255, AND AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE #48, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0010777255.