

# UNOFFICIAL COPY



Doc#: 0929229065 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 10/19/2009 04:11 PM Pg: 1 of 4

THIS DOCUMENT HAS BEEN  
PREPARED BY, AND AFTER  
RECORDATION SHOULD BE  
RETURNED TO:

Michael C. Kim & Associates  
19 S. LaSalle Street, Suite 303  
Chicago, Illinois 60603

---

LIEN

STATE OF ILLINOIS     )  
                                  ) SS  
COUNTY OF COOK     )

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

BOARD OF MANAGERS OF     )  
400 NORTH LASALLE CONDOMINIUM     )  
an Illinois Not-For-Profit Corporation,     )

Claim for lien in the  
amount of \$5,170.55  
plus additional sums  
which hereafter  
become due and owing.

Claimant     )

v.     )

ISHAQ MOFFAT,     )

Defendant.     )

CLAIMANT, BOARD OF MANAGERS OF 400 NORTH LASALLE  
CONDOMINIUM ASSOCIATION ("Association"), an Illinois not-for-profit corporation,  
hereby files a Claim for Lien against certain property owned by the Defendant, Ishaq  
Moffat, of Cook County, Illinois and states as follows:

As of the date hereof, the said Defendant owned or claimed an interest in the  
following described property located in the Association, to-wit:

See Legal Description Attached Hereto As Exhibit A.

The said property is subject to a Declaration of Condominium Ownership and of  
Easements, Restrictions, Covenants, and By-Laws for the Association recorded as  
Document No. 0528710194 in the Office of the Recorder of Deeds of Cook County,

# UNOFFICIAL COPY

Illinois, on the 14th day of October 2005, and Article 10, 10.02<sup>(c)</sup> of said Declaration and Section 9(g)(1) of the Illinois Condominium Property Act provide for the creation of a lien for the Defendants' unpaid assessments and fines or other lawful charges, together with interest, late charges, reasonable attorney's fees incurred enforcing the covenants of the condominium instruments, rules and regulations of the Board of Managers, or any applicable statute or ordinance, and costs of collection, and other lawful charges.

The balance of the Defendants' unpaid assessments and fines or other lawful charges, together with interest, late charges, reasonable attorney's fees incurred enforcing the covenants of the condominium instruments, rules and regulations of the Board of Directors, or any applicable statute or ordinance, and costs of collection, and other lawful charges, after allowing all credits, for the period of September 1, 2008 through and including October 14, 2009 is in the amount of \$5,170.55 for which, the Claimant claims a lien on said property and improvements as of the aforesaid date, plus the amount of any subsequent common expenses, unpaid fines, interest, late charges, reasonable attorney's fees, and costs of collection, and other lawful charges which become due and owing and remain unpaid subsequent to the aforesaid date.

BOARD OF MANAGERS OF 400 NORTH LASALLE CONDOMINIUM ASSOCIATION

By: *Elizabeth Lowery*  
Elizabeth Lowery, Assistant Property Manager

DATE: October, 14, 2009

Elizabeth Lowery, being first duly sworn, on oath deposes and says, that she is the Assistant Property Manager of 400 NORTH LASALLE CONDOMINIUM ASSOCIATION, an Illinois not-for-profit Corporation, the above named Claimant, that she has authority to make this affidavit on behalf of said Claimant, that she has read the foregoing Claim for Lien, that she knows the contents thereof, and that all the statements therein contained are true.

*Elizabeth Lowery*  
Elizabeth Lowery  
Assistant Property Manager

SUBSCRIBED AND SWORN to  
before me this 14<sup>th</sup> day  
of October, 2009.

*Tara D Branch*  
Notary Public



# UNOFFICIAL COPY

## EXHIBITA LEGAL DESCRIPTION

PARCEL 1: UNIT 1701, IN THE 400 N. LASALLE CONDOMINIUM, TOGETHER WITH THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S370, LIMITED COMMON ELEMENTS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 1 TO 8, INCLUSIVE, TOGETHER WITH THE PRIVATE COURT SOUTH OF AND ADJOINING SAID LOT 2, EAST OF AND ADJOINING SAID LOTS 3 AND 4, NORTH OR AND ADJOINING SAID LOTS 6 AND 7 AND WEST OF AND ADJOINING SAID LOT 8 IN THE ASSESSOR'S DIVISION OF BLOCK 9 IN NEWBERRY'S ADDITION TO CHICAGO, TOGETHER WITH LOTS 1 (EXCEPT THAT PART TAKEN FOR LASALLE STREET) AND LOTS 2, 3, 4, 5 AND 6 (EXCEPT THE EAST 20 FEET OF LOT 6) AND THAT PART OF THE EAST-WEST 18.00 FOOT PUBLIC ALLEY LYING NORTH OF LOTS 1, 2 AND 3 (EXCEPT THE EAST 20 FEET OF LOT 1 TAKEN FOR WIDENING LASALLE STREET) AND LYING SOUTH OF LOTS 4, 5 AND 6 (EXCEPT THE EAST 20 FEET OF LOT 6 TAKEN FOR WIDENING LASALLE STREET) IN BLOCK 4 IN WOLCOTT'S ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL TAKEN AS A TRACT, LYING EAST OF A LINE DESCRIBED AS FOLLOWS: BEGINNING ON THE SOUTH LINE OF SAID LOT 8, A DISTANCE OF 175.12 FEET EAST OF THE SOUTHWEST CORNER OF LOT 5: THENCE NORTH PERPENDICULAR TO SAID SOUTH LINE, 121.80 FEET; THENCE WEST, PERPENDICULAR TO LAST DESCRIBED COURSE, 1.46 FEET; THENCE NORTH, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 9.70 FEET; THENCE WEST, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 1.00 FOOT; THENCE NORTH, PERPENDICULAR TO THE LAST DESCRIBED COURSE 20.00 FEET; THENCE EAST, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 1.00 FOOT; THENCE NORTH, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 2.00 FEET; THENCE WEST, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 1.00 FOOT; THENCE NORTH, PERPENDICULAR TO THE LAST DESCRIBED COURSE 20.00 FEET; THENCE EAST, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 1.00 FOOT; THENCE NORTH, PERPENDICULAR TO THE LAST DESCRIBED COURSE 2.00 FEET; THENCE WEST, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 1.00 FOOT; THENCE NORTH, PERPENDICULAR TO THE LAST DESCRIBED COURSE 20.00 FEET; THENCE EAST, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 1.00 FOOT; THENCE NORTH, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 16.42 FEET, THENCE EAST, PERPENDICULAR TO THE LAST DESCRIBED COURSE, 1.46 FEET; THENCE NORTH, PERPENDICULAR TO THE LAST

# UNOFFICIAL COPY

DESCRIBED COURSE, 8.53 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 8, A DISTANCE OF 174.57 FEET EAST OF THE NORTHWEST CORNER OF SAID LOT 1, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED OCTOBER 14, 2005 AS DOCUMENT NUMBER 0528710194, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2  
EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF RECIPROCAL EASEMENTS AND PARKING AND DEVELOPMENT RIGHTS, DATED NOVEMBER 11, 2001 AND RECORDED MARCH 22, 2002 AS DOCUMENT NUMBER 20331215 AS AMENDED BY FIRST AMENDMENT TO DECLARATION OF RECIPROCAL EASEMENTS AND PARKING AND DEVELOPMENT RIGHTS, DATED April 21, 2005 AS DOCUMENT NUMBER 0511244023 OVER, UPON AND ACROSS THE LAND DESCRIBED AS FOLLOWS:

LOTS 1 TO 8, INCLUSIVE TOGETHER WITH THE PRIVATE COURT SOUTH OF AND ADJOINING SAID LOT 2, EAST OF AND ADJOINING SAID LOTS 3 AND 4, NORTH OF AND ADJOINING SAID LOTS 6 AND 7 AND WEST OF AND ADJOINING SAID LOT 8 IN THE ASSESSOR'S DIVISION OF BLOCK 9 IN NEWBERRY'S ADDITION TO CHICAGO, TOGETHER WITH LOTS 1 (EXCEPT THAT PART TAKEN FOR LASALLE STREET) AND LOTS 2, 3, 4, 5 AND 6 (EXCEPT THE EAST 20 FEET OF LOT 6) AND THAT PART OF THE EAST-WEST 18.00 FOOT PUBLIC ALLEY LYING NORTH OF LOTS 1, 2 AND 3 (EXCEPT THE EAST 20 FEET OF LOT 1 TAKEN FOR WIDENING LASALLE STREET) AND LYING SOUTH OF LOTS 4, 5 AND 6 (EXCEPT THE EAST 20 FEET OF LOT 6 TAKEN FOR WIDENING LASALLE STREET) IN BLOCK 4 IN WOLCOTT'S ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL TAKEN AS A TRACT, LYING WEST OF AND ADJOINING PARCEL 1, IN COOK COUNTY, ILLINOIS.

Permanent Index No.: 17-09-259-022-1103

Commonly known as: 400 North LaSalle Street, Unit 1701  
Chicago, Illinois 60654