

UNOFFICIAL COPY

Legally described as:

PARCEL 1: UNIT 2151-1S IN LEAVITT AND HIGHLAND TOWNHOME CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE WEST ½ OF LOT 4, LOTS 5, 6, 7, 8 AND 9 IN BLOCK 2 IN WIETOR'S DEVON LEAVITT ADDITION TO NORTH EDGEWATER IN THE NORTH ½ OF THE EAST ½ OF THE NORTHWEST ¼ OF SECTION 6, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUMS RECORDED AS DOCUMENT NUMBER 0622310009, TOGETHER WITH ITS UNDIVIDED INTEREST IN THE COMMON ELEMENTS.

Commonly known as 2151 W. Highland Avenue, Unit 1S, Chicago, Illinois 60659;

Property Index Number(s) (P.I.N.): 14-06-110-092-1008;

(hereinafter the "Property").

On or about October 1, 2009, the Owner was, and remains to be, the owner of the Property. Owner had at that time, and remains to be, required to pay to the Lien-Creditor special assessments and monthly assessments for the maintenance of the Property pursuant to that Declaration of Condominiums recorded as Document Number 0622310009. On or about October 1, 2009, Unit owner failed to make its special assessment payment and monthly assessment payment to the Association, and has failed pay his monthly assessment payment for each month subsequent thereto. As of the date herein the amounts hereunder remain due to the Lien Creditor, with all subsequent monthly assessment payments continuing to accrue, with interest at the statutory rate. **Release of this lien will be released only upon full payment of all amounts due and owing hereunder, or via payment by any of Owner's successors in interest of the maximum amounts allowable under 765 ILCS 605/9 (g)(4). Partial payment(s) rendered by the unit owner and accepted by the Association shall not in any way be construed as or constitute a waiver of the Association's claim of lien or as a waiver of any of its available remedies against the unit owner in law or equity.**

Leavitt and Highland Townhome Condominium Association, an Illinois limited liability company.

BY: 

Its Attorney and/or Authorized Agent.

This instrument was prepared by, and after recording mail to:
Law Office of Cambi L. Cann, Esq., LEED GA
620 W. Barry, Suite 3N
Chicago, IL 60657