

# UNOFFICIAL COPY

LIS PENDENS/  
NOTICE OF FORECLOSURE

RETURN TO:  
Firefly Legal Inc.  
19150 South 88th Ave.  
Mokena, IL 60448



Doc#: 1012035141 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/30/2010 12:47 PM Pg: 1 of 4

PA1008802

STATE OF ILLINOIS

ATTY NO. 91220

COUNTY OF COOK

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS  
COUNTY DEPARTMENT - CHANCERY DIVISION

GREEN TREE SERVICING, LLC

PLAINTIFF

VS

MARGARET M. KOZAR A/K/A MARGARET KOZAR;  
LOUIS J. KOZAR A/K/A LOUIS J. KOZAR JR.  
A/K/A LOUIS KOZAR; LVNV FUNDING LLC;  
KENSINGTON ARMS 6150 CONDOMINIUM  
ASSOCIATION; UNKNOWN OWNERS AND NON  
RECORD CLAIMANTS ;

DEFENDANTS

NO. 10 CH17856  
JUDGE

## NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that the above entitled cause was filed in the above Court on the \_\_\_\_\_ day of \_\_\_\_\_, for Foreclosure of a Mortgage and that the property affected by said cause is described as follows:

PARCEL 1 : UNIT NO. 105 IN KENSINGTON ARMS CONDOMINIUM UNIT NO. 1, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOT 3 IN SHUSTER SUBDIVISION, OF PART OF LOT 13 IN SCHOOL TRUSTEES' SUBDIVISION IN SECTION 16, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED OCTOBER 13, 1978 AS DOCUMENT 24670715 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS. PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AFORESAID, AS CREATED BY WARRANTY DEED FROM CHEVRON SPORTS CENTER INCORPORATED, A CORPORATION OF ILLINOIS, TO JOSEPH C. GROSS DATED AUGUST 9, 1960 AND RECORDED AUGUST 17, 1960 AS DOCUMENT 17939334 FOR INGRESS AND EGRESS OVER, ALONG AND UPON THE LAND DESCRIBED AS FOLLOWS: THE EAST 33 FEET OF THE WEST 327.40 FEET OF THE EAST 458.35 FEET (EXCEPT THE NORTH

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902.18 FEET THEREOF) OF THAT PART OF LOT 13, LYING NORTH OF THE CENTER LINE OF JOLIET ROAD IN SCHOOL TRUSTEE'S SUBDIVISION IN SECTION 16, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS (EXCEPTING FROM SAID TRACT THAT PART FALLING IN JOLIET ROAD) ALL IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 6146 SOUTH KENSINGTON AVENUE UNIT 105  
COUNTRYSIDE, IL 60525

The subject mortgage has been recorded/registered as document number: #0618804090 .

SIGNATURE:  **Robert James Deisinger**  
**ARDC#6286021** Attorney of Record  
**PIERCE & ASSOCIATES**

TAX NO. 18-16-302 032-1005

DOCUMENT PREPARED BY:  
Pierce and Associates  
1 North Dearborn, Suite 1300  
Chicago, IL 60602  
(312) 346-9088

Property of Cook County Clerk's Office

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ATTY NO. 91220

COUNTY OF COOK

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS  
COUNTY DEPARTMENT - CHANCERY DIVISION

GREEN TREE SERVICING, LLC	)	
	)	
	)	PLAINTIFF ) NO.
	)	
	)	VS ) JUDGE
	)	
MARGARET M. KOZAR A/K/A MARGARET KOZAR;	)	
LOUIS J. KOZAR A/K/A LOUIS J. KOZAR JR.	)	
A/K/A LOUIS KOZAR; FLOW FUNDING LLC;	)	
KENSINGTON ARMS 6150 CONDOMINIUM	)	
ASSOCIATION; UNKNOWN OWNERS AND NON	)	
RECORD CLAIMANTS ;	)	
	)	
	)	DEFENDANTS )

**COMPLIANCE WITH PREDATORY LENDING DATABASE SECTION OF  
RESIDENTIAL REAL PROPERTY DISCLOSURE ACT**

To: Illinois Department of Financial and Professional Regulation  
122 S. Michigan Ave., 19th Floor  
Chicago, Illinois 60603

**CERTIFICATE OF SERVICE**

I, \_\_\_\_\_, certify that I prepared this notice on \_\_\_\_\_ and filed a copy of the lis pendens notice with the above entitled addressee at the above entitled address via hand delivery.

(X) Under penalties as provided by law pursuant to 735 ILCS 5/1-109, I certify that the statements set forth herein are true and correct.

\_\_\_\_\_  
SIGNATURE

Pierce & Associates, P.C.  
1 N. Dearborn, Suite 1300  
Chicago, IL 60602  
312-346-9088  
Atty. No. 91220  
PA 1008802

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STATE OF ILLINOIS

ATTY NO. 91220

COUNTY OF COOK

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS  
COUNTY DEPARTMENT - CHANCERY DIVISION

GREEN TREE SERVICING, LLC

PLAINTIFF ) NO.

VS

) JUDGE

MARGARET M. KOZAR A/K/A MARGARET KOZAR;  
LOUIS J. KOZAR A/K/A LOUIS J. KOZAR JR.  
A/K/A LOUIS KOZAR; LONV FUNDING LLC;  
KENSINGTON ARMS 6150 CONDOMINIUM  
ASSOCIATION; UNKNOWN OWNERS AND NON  
RECORD CLAIMANTS ;

DEFENDANTS )

**COMPLIANCE WITH PREDATORY LENDING DATABASE SECTION OF  
RESIDENTIAL REAL PROPERTY DISCLOSURE ACT**

To: Illinois Department of Financial and Professional Regulation  
122 S. Michigan Ave., 19th Floor  
Chicago, Illinois 60603

**CERTIFICATION**

Robert James Deisinger

I, ARDC#6286021, attorney, certify that I prepared this notice on  
4-22-10 to be filed along with a copy of the lis pendens notice with  
the above entitled address.

(X) Under penalties as provided by law  
pursuant to 735 ILCS 5/1-109, I certify  
that the statements set forth herein are  
true and correct.

  
SIGNATURE

Pierce & Associates, P.C.  
1 N. Dearborn, Suite 1300  
Chicago, IL 60602  
312-346-9088  
Atty. No. 91220  
PA 1008802