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Doc#: 1016605019 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/15/2010 09:12 AM Pg: 1 of 4

THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED
WILL BE USED FOR THAT PURPOSE

09-026124

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

U.S. BANK, NATIONAL ASSOCIATION, AS
TRUSTEE FOR THE CERTIFICATEHOLDERS OF
LXS 2007- 7N TRUST FUND
PLAINTIFF,

-vs-

HYE KYOUNG KIM; JOSEPH KYOUNG KIM A/K/A
JOSEPH KIM; NORTHBROOK GREENS
CONDOMINIUM ASSOCIATION A/K/A
NORTHBROOK GREENS CONDOMINIUMS;
DISCOVER BANK; UNKNOWN OWNERS AND NON-
RECORD CLAIMANTS
DEFENDANTS

NO. 10 CH 24283

NOTICE OF FORECLOSURE
LIS PENDENS

I, the undersigned, do hereby certify that the above entitled cause was filed in the
above Court on June 8, 2010, for Foreclosure and is now pending in
said Court.

AND FURTHER SAYETH:

1. Names of Title Holders of Record:

Joseph Kyoung Kim and Hye Kyoung Kim, as Tenants by the Entirety as to a
Leashold Estate

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2. The following Mortgage is sought to be foreclosed:

Leasehold Mortgage made by Hye Kyoung Kim and Joseph Kyoung Kim to Leasehold Mortgage Electronic Registration Systems, Inc., as Nominee for Countrywide Bank, NA and recorded March 2, 2007 as Document No. 0706139034 in the Cook County Recorder's Office, having a legal description and common address as follows:

A) THE LEASEHOLD ESTATE (SAID LEASEHOLD ESTATE BEING DEFINED IN PARAGRAPH 1 (H) OF THE CONDITIONS AND STIPULATIONS OF THE POLICY), CREATED BY THE INSTRUMENT HEREIN REFERRED TO AS THE LEASE, EXECUTED BY COLE TAYLOR BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 1, 2000 AND KNOWN AS TRUST NUMBER 99-8163, AS LESSOR AND KZF VENTURE GROUP, LLC., AS LESSEE, DATED DECEMBER 29, 2000 WHICH LEASE WAS RECORDED DECEMBER 29, 2000 AND ENDING DECEMBER 31, 2150, WHICH LEASE WAS ASSIGNED BY KZF VENTURE GROUP, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, ASSIGNEE, TO MARIYA MADORSKAYA BY PARTIAL ASSIGNMENT AND ASSUMPTION OF THE GROUND LEASE AND SPECIAL WARRANTY DEED RECORDED AS DOCUMENT NO. 0317007189 - WHICH LEASE DEMISES THE LAND DESCRIBED BELOW (EXCEPT THE BUILDINGS AND IMPROVEMENTS LOCATED ON THE LAND) AND

B) UNIT NUMBER 19-G6 IN THE NORTHBROOK GREENS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: PART OF LOTS SE-1A AND SE-1B IN TECHNY PAREL SE-1 SUBDIVISION IN SECTION 23, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE FINAL PLAT OF SUBDIVISION OF TECHNY PARCEL SE-1 RECORDED ON DECEMBER 22, 2000 AS DOCUMENT NO 01007540, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 0011237707 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Commonly known as 2341 Croydon Place, Northbrook, IL 60062
Permanent Index No.: 04-23-107-005-4012

3. Parties against whom foreclosure is sought:

Hye Kyoung Kim; Joseph Kyoung Kim a/k/a Joseph Kim; Northbrook Greens Condominium Association a/k/a Northbrook Greens Condominiums; Discover Bank; Unknown Owners and Non-Record Claimants

4. The following reformation is sought:

- a) The Leasehold Mortgage dated February 22, 2007 and recorded on March 2, 2007 as Document No. 0706139034 contains an inadvertent error in the legal description. The legal description on the Leasehold Mortgage inadvertently contains an error or omits a phrase from the actual legal description (identified in bold). The accurate legal description that should be on the Leasehold Mortgage is:

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A) THE LEASEHOLD ESTATE (SAID LEASEHOLD ESTATE BEING DEFINED IN PARAGRAPH 1 (H) OF THE CONDITIONS AND STIPULATIONS OF THE POLICY), CREATED BY THE INSTRUMENT HEREIN REFERRED TO AS THE LEASE, EXECUTED BY COLE TAYLOR BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 1, 2000 AND KNOWN AS TRUST NUMBER 99-8163, AS LESSOR AND KZF VENTURE GROUP, LLC., AS LESSEE, DATED DECEMBER 29, 2000 WHICH LEASE WAS RECORDED DECEMBER 29, 2000 AND ENDING DECEMBER 31, 2150, WHICH LEASE WAS ASSIGNED BY KZF VENTURE GROUP, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, ASSIGNEE, TO MARIYA MADORSKAYA BY PARTIAL ASSIGNMENT AND ASSUMPTION OF THE GROUND LEASE AND SPECIAL WARRANTY DEED RECORDED AS DOCUMENT NO. 0317007189 - WHICH LEASE DEMISES THE LAND DESCRIBED BELOW (EXCEPT THE BUILDINGS AND IMPROVEMENTS LOCATED ON THE LAND) AND

B) UNIT NUMBER 19-G6 IN THE NORTHBROOK GREENS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: PART OF LOTS SE-1A AND SE-1B IN TECHNY PAREL SE-1 SUBDIVISION IN SECTION 23, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE FINAL PLAT OF SUBDIVISION OF TECHNY PARCEL SE-1 RECORDED ON DECEMBER 22, 2000 AS DOCUMENT NO 01007540, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 0011237707 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

SIGNATURE: _____



Attorney of Record

PREPARED BY AND MAIL TO:

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CERTIFICATE OF SERVICE

The undersigned being first duly sworn on oath, deposes and states that he/she has mailed or will promptly mail or overnight mail, upon receipt, a copy of the recorded Lis Pendens attached hereto to the Illinois Department of Financial and Professional Regulation, Division of Banking, at 122 S. Michigan Avenue, 19th Floor, Chicago, Illinois 60603, Attn: HB4050 Pilot Program. A proof of mailing or overnight mailing will be maintained by the preparer.

[Handwritten signature]

Signed and Sworn to before me
this 27 day of May, 2010.

Notary Public



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