



Doc#: 1023215059 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/20/2010 01:40 PM Pg: 1 of 3

This instrument was prepared
by and after recording return
to:

Michael T. Franz
Sanchez Daniels & Hoffman
333 West Wacker Drive
Suite 500
Chicago, Illinois 60606

NOTICE OF LIEN FOR UNPAID COMMON CHARGES

To: The Recording Officer of Cook County, Illinois; Richard Lunkenheimer; and
whom else it may concern:

Please take notice that the Cambridge Commons Condominium Association, an Illinois not-for-profit corporation, the undersigned Lienor, has and claims a lien for unpaid common elements charges pursuant to 765 Illinois Compiled Statutes 605/9, and pursuant to Article VI, Section 7 of the Declaration of the Association, as follows:

1. The name of the lienor is the Cambridge Commons Condominium Association, acting on behalf of all unit owners of the Cambridge Commons, a condominium association pursuant to a Declaration of Condominium (the "Association").
2. The name of the owner of the real property described below, against whose interest the lienor claims a lien, is Richard Lunkenheimer.
3. The property subject to the lien claimed is Permanent Tax Number 14-08-201-019-1007, commonly known as Unit 207 in the Association, 5525 N. Wintthrop Avenue, Chicago, Illinois, a condominium as delineated on Plat of Survey of the following described parcel of real estate:

Lots 16, 17 and 18, in block 2 in John Lewis Cochran's subdivision of the west ½ of the northwest ¼ of Section 8, Township 40 north, Range 14 east of the third principal meridian, in Cook County, Illinois (excluding additional land).

4. As provided in the declaration, the owners of the unit are liable for a proportionate share of the common expenses of the condominium.
5. As provided in the declaration, and in the Declaration, amounts assessed as common expenses remaining unpaid constitute a lien against the units with respect to which the assessment was made.

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6. As recited in the deed to the unit accepted by Richard Lunkenheimer as grantee, the unit is held subject to all the terms and conditions contained in the declaration and Declaration of the condominium, including the condition that the proportionate share of common expenses stated above must be paid by the unit's owners.
7. Pursuant to the Declaration of the condominium, Article VI, Section 7, upon default all other monthly payments due for the calendar year in which such default occurs shall accelerate and become immediately due and payable.
8. The following common charges in the total amount of \$1,201.58 are and remain due and owing with respect to the units, which bears interest at the statutory rate.

The undersigned, acting on behalf of all unit owners of the Cambridge Commons Condominium Association, claims a lien on Unit 207 for the amount of \$1,201.58 plus attorneys' fees and interest until all amounts for unpaid common charges and accrued interest are paid.

Date: August 19, 2010

Cambridge Commons Condominium Association,

By: 

One of Its Attorneys

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, Bachi Damkavela, a notary public in and for said County, in the State aforesaid, do hereby certify that Michael T. Franz, is personally known to me to be an attorney for the Cambridge Commons Condominium Association, an Illinois not-for-profit corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such member of the Board of Directors, he signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 19th day of August, 2010

Bachi B. Damkavela

Notary Public
Commission expires:

