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Doc#: 1025611136 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 09/13/2010 01:25 PM Pg: 1 of 3

Above space for Recorder's Use Only

Cook County #21762

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

US Bank National Association, as Trustee for Asset-
backed Pass-through Certificates Series 2007-AHL1
PLAINTIFF

Vs.

Arnel Sarmiento; Luz Viminda Sarmiento; Mortgage
Electronic Registration Systems, Inc.; Del Lago Villas II
Condominium Association; Unknown Owners and
Nonrecord Claimants

DEFENDANTS

No. 10 CH

LIS PENDENS AND NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that the above-entitled cause was filed in the above Court on the 2 day of September, 2010, for Foreclosure and is now pending in said Court and that the property affected by said cause is described as follows:

- (i) The names of all Plaintiffs, Defendants and case number are set forth above.
- (ii) The court in which the action was brought is set forth above.
- (iii) The names of the title-holders of record are as follows:
Arnel Sarmiento
Luz Viminda Sarmiento
- (iv) The legal description is:

Firefly Legal, Inc.

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PARCEL 1:UNIT 27-C-1 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENT IN DEL LAGO VILLAS II CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 25482380, IN THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2:EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN DOCUMENT NUMBER 25465579, 25496233 AND 25509965

PARCEL 3:THE EXCLUSIVE USE AND BENEFIT OF PARKING SPACE NO. 25A AND GARAGE NUMBER 25, AS LIMITED COMMON ELEMENTS, AS SENT FORTH AND PROVIDED IN THE AFOREMENTIONED DECLARATION OF CONDOMINIUM IN COOK COUNTY, ILLINOIS

TAX PARCEL NUMBER: 07-14-403-011-1025

(v) The common address or location of the property is:

413 Verde Drive Unit #27C-1
Schaumburg, IL 60173

(vi) Identification of the mortgage sought to be foreclosed:

a) Mortgagors:

Arnel Sarmiento
Luz Viminda Sarmiento

b) Mortgagee:

Mortgage Electronic Registration Systems, Inc. as Nominee for Accredited Home Lenders, Inc.

c) Date of mortgage: 9/27/2006

d) Date and place of recording:

10/05/2006
Office of the Recorder of Deeds of Cook County Illinois

e) Document Number: 0627849041

SIGNATURE: _____

Attorney of Record

Jennifer E. Frick
ARDC # 6299794

THIS DOCUMENT WAS PREPARED BY:

MAIL TO: BOX 70

MAIL TO: CODILIS & ASSOCIATES, P.C.
Attorneys for Plaintiff
15W030 North Frontage Road, Suite 100
Burr Ridge, IL 60527
(630) 794-5300
14-10-23858

NOTE: Pursuant to the Fair Debt Collection Practices Act you are advised that this law firm is deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purpose.

Firefly Legal, Inc.

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

US Bank National Association, as Trustee for
Asset-backed Pass-through Certificates Series
2007-AHL1

PLAINTIFF

Case No.

10CH038386

v.

Arnel Sarmiento; et. al.

DEFENDANT

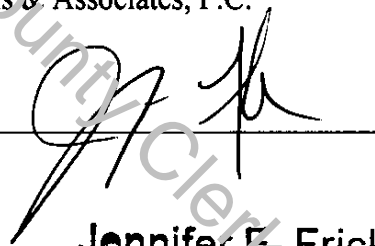
NOTICE OF FILING PURSUANT TO
PREDATORY LENDING
DATABASE ACT

TO: Illinois Department of Financial and Professional Regulation
Division of Banking
122 S. Michigan Avenue, 19th Floor, Chicago, IL 60603
Attn: Anti Predatory Lending Database (APLD)

PLEASE TAKE NOTICE that on 09/07/2010, we have caused the attached Lis Pendens to be sent for recording with the Cook County Recorder, Illinois.

Codilis & Associates, P.C.

By: _____



Jennifer E. Frick
ARDC # 6299794

Codilis & Associates, P.C.
Attorneys for Plaintiff
15W030 North Frontage Road, Suite 100
Burr Ridge, IL 60527
Attorney Number: #21762
Cook #21762
14-10-23858

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PROOF OF SERVICE

I, the undersigned, a non-attorney, certify that a copy of this notice was served by hand delivery to the above-entitled address on _____.

By: _____