

# UNOFFICIAL COPY



1028529083

## LIS PENDENS AND NOTICE OF FORECLOSURE

Doc#: 1028529083 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 10/12/2010 02:48 PM Pg: 1 of 2

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

BUILDERS CAPITAL, LLC, an Illinois )  
 liability company, )  
 Plaintiff, )  
 v. )  
 6812-14 N. ASHLAND, LLC, an Illinois )  
 limited liability company; 6816-18 N. )  
 ASHLAND AVENUE LLC, an Illinois )  
 limited liability company; NANKIM )  
 INVESTMENT CORP, INC., an Illinois )  
 corporation; LEIGH KIMBALL DAVIS, an )  
 individual; NANCY D. DAVIS, an individual; )  
 LABE BANK; NATIONSTAR )  
 MORTGAGE, LLC, assignee of Flagstar )  
 Bank, assignee of Platinum Rate Mortgage; )  
 KELSEY COURT II CONDOMINIUM )  
 ASSOCIATION, an Illinois corporation; )  
 UNKNOWN OWNERS; and NON-RECORD )  
 CLAIMANTS, )  
 Defendants. )

Case No.: 10 CH 44336

### LIS PENDENS AND NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that the above entitled cause was filed in the office of the Clerk of the Court listed above on October 12, 2010, and is pending in said court and that the property affected by said cause is legally described as follows:

LOT 4 IN BLOCK 43 IN ROGERS PARK, BEING A SUBDIVISION OF THE NORTHEAST 1/4 AND THAT PART OF THE NORTHWEST 1/4 LYING EAST OF RIDGE ROAD IN SECTION 31 AND ALSO THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 32 AND ALSO ALL OF SECTION 30 LYING SOUTH OF THE INDIAN BOUNDARY LINE ALL IN TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 11-31-226-023-0000

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Commonly known as: 6816-18 N. Ashland Avenue, Chicago, Illinois

NOW LEGALLY KNOWN AS:

Unit Number 1B together with its undivided percentage interest in the common elements in Kelsey Court Condominium II, as delineated and defined in the Declaration recorded as document number 0603934071, as amended from time to time, in the West ½ of the Northwest ¼ of Section 32, Township 41 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Commonly known as: 6816-18 N. Ashland, Unit 1B, Chicago, Illinois.

P.I.N.: 11-31-226-033-1002 (Unit 1B)

The names of all plaintiffs, defendants and the case number are set forth above.

1. The court in which the action was brought in as set forth above.
2. The names of the title holders of record are: Leigh Kimball Davis & Nancy D. Davis
3. The legal description is set forth above.
4. The common address or location of the property is set forth above.
5. Identification of the mortgage/security interest sought to be foreclosed.

Mortgagor: 6812-14 N. Ashland, LLC and 6816-18 N. Ashland Avenue LLC

Mortgagee: Builders Capital, LLC, an Illinois limited liability company

Date of Mortgage: September 2, 2004

Date and place of recording: September 9, 2004, #0425345042; Cook County.

The undersigned further certifies pursuant to 735 ILCS 5/15-1213:

The name and address of the party plaintiff making said claim and asserting said lien is:  
**Builders Capital, LLC, 210 Quail Ridge Drive, Westmont, Illinois 60559**

Said plaintiff claims a lien upon said real estate described above.

The names of the persons against whom said claim is made are listed above as the defendants.

The name and address of the person executing this notice appears below.

The name and address of the person who prepared this notice appears below.

By:



JONATHAN KOYN

Attorney for Plaintiff

Prepared by and Upon Recording Return To:

Jonathan Koyn

7220 W. 194<sup>th</sup> Street, Suite 108

Tinley Park, Illinois 60487

(815) 806-9995