

# UNOFFICIAL COPY



STATE OF ILLINOIS        )  
                                  ) SS.  
COUNTY OF C O O K        )

Doc#: 1034234048 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/08/2010 10:28 AM Pg: 1 of 3

P.I.N: 17-03-101-027-1005

Property of Cook County Clerk's Office

## NOTICE OF LIEN

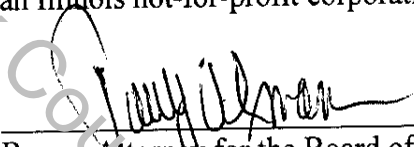
KNOW ALL MEN BY THESE PRESENTS, that the PARK ASTOR CONDOMINIUM ASSOCIATION, an Illinois not-for-profit corporation, has and claims a lien pursuant to 765 ILCS 605/9, against **Karen Kass** upon the property described on the attached legal description and commonly known as **1515 N. Astor Street, Unit 5B, Chicago, Illinois 60610.**

The property is subject to a Declaration establishing a plan for condominium ownership of the premises commonly described as Park Astor Condominium Association, recorded with the Recorder of Deeds of Cook County, Illinois. The Declaration and Section 9(g) of the Illinois Condominium Property Act provide for a creation of a lien for unpaid

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common expenses or the amount of any unpaid fine or charges imposed pursuant to the Declaration, together with interest, late charges, costs, and reasonable attorneys' fees necessary for collection. The balance due to the Association for said amounts, unpaid and owing pursuant to the aforesaid Declaration and law, after allowing all credits, is the sum of \$8,840.74 through November 1, 2010. Each monthly assessment, parking, special assessment, internet access and late charge thereafter are in the sum of \$881.29, \$210.00, \$15.00 and \$25.00 per month, respectively, or such other assessments and charges which may be determined by the Board of Directors. Said assessments, together with interest, late charges, costs and reasonable attorneys' fees constitute a lien on the aforesaid real estate.

PARK ASTOR CONDOMINIUM  
ASSOCIATION,  
an Illinois not-for-profit corporation

By:   
Attorney for the Board of Directors,  
Park Astor Condominium Association

Subscribed and Sworn to before me this  
8<sup>th</sup> day of December 2010.

  
NOTARY PUBLIC

OFFICIAL SEAL  
AHMAD NAJERA  
Notary Public - State of Illinois  
My Commission Expires Dec 08, 2013

PREPARED BY AND RETURN TO:

Paul J. Ochmanek, Jr.  
LEVENFELD PEARLSTEIN, LLC  
Attorneys for Park Astor Condominium Association  
2 North LaSalle Street, Suite 1300  
Chicago, Illinois 60602  
(312) 346-8380

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## LEGAL DESCRIPTION

Commonly known as #5B, 1515 N. Astor, Chicago, Illinois 60610

Unit Number 5-B as delineated on a survey of the following described real estate (hereinafter referred to as Development Parcel):

The north 5 feet of lot 22, Lots 23 to 26 and the South 10 feet of Lot 27 in the resubdivision by the Catholic Bishop of Chicago and Victor F. Lawson of Block 1 in the Catholic Bishop of Chicago's Lake Shore Addition to Chicago in the North ½ of fractional section 3, Township 39 North, Range 14, East of the Third Principal Meridian, which survey is attached as Exhibit A to Declaration made by American National Bank and Trust Company of Chicago, as Trustee under Trust Number 22254 recorded in the Recorder of Cook County, Illinois, as Document number 20694787, and amended from time to time; together with an undivided percentage interest in the common elements, in Cook County, Illinois.

P.I.N. # 17-03-101-027-1005