

# UNOFFICIAL COPY



Doc#: 1102110046 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/21/2011 02:41 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; Gordon Stewart; and whom else  
it may concern:

Please take notice that the River City 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 River City Condominium Association, acting on behalf of all unit owners of River City, a condominium association pursuant to a Declaration of Condominium, called the declaration and recorded on July 30, 2001.
2. The name of the owner of the real property described below, against whose interest the lienor claims a lien, is Gordon Stewart.
3. The property subject to the lien claimed are Permanent Tax Number 17-16-401-017-1191, commonly known as Unit 1101 in the River City Condominium Association, 800 South Wells Street, Chicago, Illinois, and a condominium as delineated and defined on the Plat of Survey as:

IN THE WEST ½ OF THE SOUTHEAST ¼ SECTION 16, TOWNSHIP 39  
NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK  
COUNTY, ILLINOIS.

4. As provided in the declaration, the owner of the unit is 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 Gordon Stewart 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 owner.
7. Pursuant to the Declaration of the Condominium, 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 \$4,402.59 are and remain due and owing with respect to the unit, which bears interest at the statutory rate.

The undersigned, acting on behalf of all unit owners of the River City Condominium Association, claims a lien on Unit 1101 for the amount of \$4,402.59 plus attorneys' fees and interest until all amounts for unpaid common charges and accrued interest are paid.

Date: January 20, 2011

River City Condominium Association,

By: Michael T. Franz

One of its Attorneys

