

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

IN THE OFFICE OF THE RECORDER OF  
DEEDS OF COOK COUNTY, ILLINOIS

Lexington Village Coach House Condominium Asso., an  
Illinois not-for-profit corporation,

Claimant,

vs.

Deborah K. Martin, an unmarried woman

Defendant(s)

PIN: 07-22-402-045-1303

**CLAIM FOR LIEN** in the amount of  
**\$1,672.81 plus costs and attorney's fees.**



Doc#: 1102122040 Fee: \$44.25  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/21/2011 10:30 AM Pg: 1 of 4

(RESERVED FOR RECORDER'S USE ONLY)

Lexington Village Coach House Condominium Asso., an Illinois not-for-profit corporation, hereby files a Claim for Lien against Deborah K. Martin, of Cook County, Illinois, and states as follows:

As of the date hereof, the said debtor(s) was/were the owner(s) of the following land, to wit:

**SEE ATTACHED FOR LEGAL DESCRIPTION.**

and commonly known as: 68 Margate Court, Unit B1, Schaumburg IL 60193

That said property is subject to a Declaration of covenants, conditions and restrictions recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 24383272. Said Declaration provides for the creation of a lien for the assessment and/or charges of the Association and the special assessments together with interest, costs and reasonable attorney's fees necessary for said collection.

That as of the date hereof the assessment due, unpaid and owing to the claimant on account after allowing all credits with interest, costs and attorney's fees the claimant claims a lien on said land in the sum of \$1,672.81, which sum will increase with the levy of future assessments, costs and fees of collection, all of which must be satisfied prior to any release of this lien.

By: \_\_\_\_\_

Its Attorney

This instrument was prepared by:

James P. Arrigo  
TRESSLER LLP  
P.O. Box 1158  
305 W. Briarcliff Road  
Bolingbrook, IL 60440  
(630) 343-5200

File No. 6471-39

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## RECORDED NOTICE

This instrument is executed and recorded under the provisions of Section 3 of the Illinois Mortgage and Foreclosure Act for the purpose of disclosing of record the following information and so as to prevent the undersigned from being regarded as a nonrecord claimant with respect to the premises and interest of the undersigned herein set forth:

- (1) Lexington Village Coach House Condominium Asso. , an Illinois not-for-profit corporation, by James P. Arrigo, TRESSLER LLP, its attorney, causes this Lien to be recorded.
- (2) Real Estate Lien for delinquent assessments pursuant to a Declaration registered as Document No. 24383272 in the Office of the Recorder of Deeds of Cook County, Illinois.
- (3) The premises to which such right, title, interest, claim or lien pertains are as follows:

**SEE ATTACHED FOR LEGAL DESCRIPTION.**

and commonly known as: 68 Margate Court, Unit B1, Schaumburg, IL 60193

Dated this 6 January 2011 in Bolingbrook, Illinois.

This instrument was prepared by:

James P. Arrigo  
TRESSLER LLP  
305 W. Briarcliff Road  
Bolingbrook, IL 60440-0858  
630/343-5200

File No. 6471-39

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## LEGAL DESCRIPTION

Unit Number 1-10-40-L-B-1 in Lexington Village Coach House Condominium, as delineated on a Plat of Survey of a parcel of Land being a part of the East half of the Southeast quarter of Section 22, Township 41 North, Range 10 East of the Third Principal Meridian, in Cook County, Illinois (hereinafter referred to as "Development Parcel") which Survey is attached as Exhibit "A" to Declaration of Condominium made by Central National Bank in Chicago, as Trustee, under Trust agreement dated June 1, 1977, and known as Trust Number 22502, recorded in the Office of the Recorder of Cook County, Illinois, as Document Number 24383272, together with its undivided percentage interest in the common elements appurtenant to said Units as set forth in said Declaration as amended from time to time, which percentage shall automatically change in accordance with amended Declarations as same are filed of record pursuant to said Declaration, and together with additional common elements as such Amended Declarations are filed of record, in the percentages set forth in such amended Declarations which percentages shall automatically be deemed to be conveyed effective on the recording of such Amended Declarations as though conveyed hereby.

Property of Cook County Clerk's Office

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STATE OF ILLINOIS

) SS.

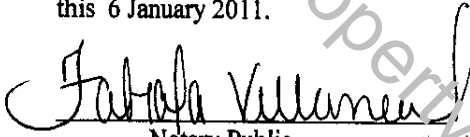
COUNTY OF COOK

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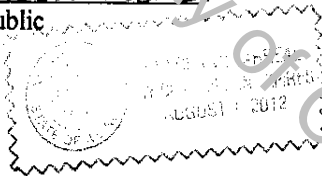
James P. Arrigo, being first duly sworn on oath deposes and says she is the attorney for Lexington Village Coach House Condominium Asso., the above named Claimant, that she has read the foregoing Claim for Lien, knows the contents thereof, and that all statements therein contained are true to the best of her knowledge.



Subscribed and sworn to before me  
this 6 January 2011.



Notary Public



RETURN TO:  
TRESSLER LLP  
P.O. Box 1158  
305 W. Briarcliff Road  
Bolingbrook, IL 60440  
(630) 343-5200

JPA/BEV  
File No. 6471-39

Property of Cook County Clerk's Office