

UNOFFICIAL COPY



THIS DOCUMENT HAS BEEN
PREPARED BY, AND AFTER
RECORDATION SHOULD BE
RETURNED TO:

Doc#: 1122045080 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 08/08/2011 02:20 PM Pg: 1 of 3

Michael C. Kim & Associates
19 S. LaSalle Street, Suite 303
Chicago, Illinois 60603

LIEN

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

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

BOARD OF MANAGERS OF)	
CHATTERTON CONDOMINIUM OF)	Claim for lien in the
RIVER FOREST ASSOCIATION,)	amount of \$1,706.50
an Illinois)	plus additional sums
Not- For- Profit Corporation,)	which hereafter
)	become due and owing.
)	
Claimant)	
v.)	
)	
DAVID W. ROMANO,)	
)	
Defendant.)	

CLAIMANT, BOARD OF MANAGERS OF CHATTERTON CONDOMINIUM OF RIVER FOREST ASSOCIATION ("Association"), an Illinois not-for-profit corporation, hereby files a Claim for Lien against certain property owned by the Defendant, David W. Romano, of Cook County, Illinois and states as follows:

As of the date hereof, the said Defendant owned or claimed an interest in the following described property located in the Association, to-wit:

See Legal Description Attached Hereto As Exhibit A.

The said property is subject to a Declaration of Condominium for the Association recorded as Document No. 21171894 in the Office of the Recorder of Deeds of Cook County, Illinois, on the 1st day of June 1970, and Paragraph Eight, Sections (i)(vii) and

UNOFFICIAL COPY

(s) of said Declaration and Section 9(g)(1) of the Illinois Condominium Property Act provide for the creation of a lien for the Defendants' unpaid assessments and fines or other lawful charges, together with interest, late charges, reasonable attorney's fees incurred enforcing the covenants of the condominium instruments, rules and regulations of the Board of Managers, or any applicable statute or ordinance, and costs of collection, and other lawful charges.

The balance of the Defendants' unpaid assessments and fines or other lawful charges, together with interest, late charges, reasonable attorney's fees incurred enforcing the covenants of the condominium instruments, rules and regulations of the Board of Directors, or any applicable statute or ordinance, and costs of collection, and other lawful charges, after allowing all credits, for the period of February 1, 2011 through and including July 1, 2011 is in the amount of \$1,706.50 for which, the Claimant claims a lien on said property and improvements as of the aforesaid date, plus the amount of any subsequent common expenses, unpaid fines, interest, late charges, reasonable attorney's fees, and costs of collection, and other lawful charges which become due and owing and remain unpaid subsequent to the aforesaid date.

BOARD OF MANAGERS OF CHATTERTON CONDOMINIUM OF RIVER FOREST ASSOCIATION

By: Mary Swindal, Agent
Mary Swindal, Property Manager

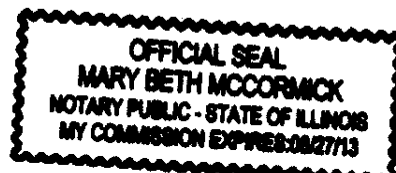
DATE: August, 2, 2011

Mary Swindal, being first duly sworn, on oath deposes and says, that she is the Property Manager of CHATTERTON CONDOMINIUM OF RIVER FOREST ASSOCIATION, an Illinois not-for-profit Corporation, the above named Claimant, that she has authority to make this affidavit on behalf of said Claimant, that she has read the foregoing Claim for Lien, that she knows the contents thereof, and that all the statements therein contained are true.

Mary Swindal, Agent
Mary Swindal,
Property Manager

SUBSCRIBED AND SWORN to
before me this 2nd day
of August, 2011.

Mary Beth McCormick
Notary Public



UNOFFICIAL COPY

EXHIBIT A LEGAL DESCRIPTION

UNIT NO. 3E AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREAFTER TO AS "PARCEL"); LOTS 4 AND 5, THE WEST 18.0 FEET OF LOT 8 AND ALL OF LOTS 9, 10, 11 AND 12 IN BLOCK 3 PARK OF RIVER FOREST BEING A SUBDIVISION OF PART OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN AS SURVEYED FOR THE SUBURBAN HOME MUTUAL LAND ASSOCIATION ACCORDING TO THE PLAN OF SAID SUBDIVISION RECORDED JUNE 23, 1890 AS DOCUMENT NUMBER 1291334 IN BOOK 43 OF PLATS, PAGE 20, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT 'A' TO DELCARATION OF CONDOMINIUM MADE BY RIVER FOREST STATE BANK AND TRUST COMPANY, A CORPORATION OF ILLINOIS AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 6, 1968, AND KNOWN AS TRUSTEE NUMBER 1442, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 21171894 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL) THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND PLAT OF SURVEY.

Permanent Index No.: 15-12-117-016-1021

Commonly known as: 411 Ashland Avenue Unit # 3E
River Forest, IL 60305