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Doc#: 1129010078 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/17/2011 04:03 PM Pg: 1 of 3

Property of Cook County Clerk's Office

To: The Recording Officer of Cook County, Illinois, Dmitry Kovalenko, and whom else it may concern:

Notice is given that 1728 N. Wilmot Condominium Association, the undersigned lienor, has and claims a lien for unpaid common charges collected as monthly Association fees pursuant to 765 ILCS 605/9, and pursuant to Article XIV of the bylaws of 1728 N. Wilmot Condo Association, as follows:

1. The name of the lienor is Joseph Slykas, acting on behalf of all unit owners of 1728 N. Wilmot Condominium Association, a condominium pursuant to a Declaration of Condominium, called the declaration and recorded on November 8, 2005, as document number 0531203047 in the office of the Recorder of Deeds of Cook County, Illinois.
2. The name of the owner of the real property described below, against whose interest lienor claims a lien, is Dmitry Kovalenko, and his monthly assessment fee is \$198.00, assessed quarterly in the amount of \$594.00. The monthly assessment fee for all owners is subject to change.
3. The property subject to the lien claimed is that portion of 1728 N. Wilmot Condominium Association designated as Unit 1E in the declaration and on the floor plan of the building recorded contemporaneously with and as a part of the declaration.
4. As provided in the declaration, the owner of the unit is liable for a proportionate share of the common expenses of the condominium equal to \$198.00 as a monthly assessment fee and collected quarterly in the amount of \$594.00.
5. As provided in the declaration, and in the bylaws of the condominium, amounts assessed as common expenses remaining unpaid constitute a lien against the unit with respect to which the assessment was made.
6. As recited in the deed to the unit, accepted by Dmitry Kovalenko as grantee, and recorded on July 7, 2007 in the office of the Recorder of Deeds of Cook County, Illinois. The Property Identification Number ("PIN") for unit 1E is 14-31-322-040-1001. The unit is held subject to all the terms and conditions contained in the declaration and bylaws of the condominium, including the condition that the proportionate share of common expenses stated above must be paid by the unit owner.

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Address: 1728 N. Wilmot, Chicago, Illinois

LOT FIVE (5) IN THE SUBDIVISION OF LOTS 42 TO 48 IN BLOCK FIVE (5) IN BRADWELL'S ADDITION IN SOUTH PART OF EAST HALF OF SOUTHWEST QUARTER OF SECTION THIRTY-ONE (31), TOWNSHIP FORTY (40) NORTH, RANGE FOURTEEN (14) EAST OF THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

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7. The lienor states that it also has and claims 1129010078 Page: 3 of 3
1027734043 in the office of the Recorder of Deeds of Cook County, Illinois and that the lien herein stated in no way effects the validity of the previously recorded lien.

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8. In addition to the previously recorded lien, common charges and attorney's fees in the amount of \$4,047.00 are and remain due and owing with respect to the unit:

Dates	Quarterly Assessment Fee	Amount Due
10/1/10-12/31/10	\$456.00	\$456.00
Late Fee		\$75.00
1/1/11-3/31/11	\$594.00	\$594.00
Late Fee		\$75.00
4/1/11-6/30/11	\$594.00	\$594.00
Special Assessment	\$465.00	\$465.00
6/2011		
Late Fee		\$75.00
7/1/11-9/30/11	\$594.00	\$594.00
Late Fee		\$75.00
10/1/11-12/31/11	\$594.00	\$594.00
Attorney's Fees as of 10/16/11	\$450.00	\$450.00

The undersigned, acting on behalf of all unit owners of 1728 N. Wilmot Condominium Association, claims a lien on Unit 1E until all amounts for unpaid common charges, accrued interest, late fees and attorney's fees are paid.

Dated: 10/14/11

[Signature]
Signature
On behalf of 1728 N. Wilmot Condominium Association

Joseph Slykas - Treasurer
Print name and position

State of Illinois, County of Cook

This instrument was acknowledged before me on 14th October, 2011 by Joseph Slykas

(Seal) [Signature]
(Signature of Notary Public)

