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LIS PENDENS/
NOTICE OF FORECLOSURE

Doc#: 1203116054 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/31/2012 02:35 PM Pg: 1 of 4

PREPARED BY & RETURN TO:
The Wirbicki Law Group LLC
33 W. Monroe St., Suite 1140
Chicago, IL 60603
Phone: 312-360-9455
Fax: 312-572-7823

"THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION
OBTAINED WILL BE USED FOR THAT PURPOSE"

W11-3711
42463

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT, CHANCERY DIVISION

U.S. Bank, National Association, as Successor Trustee
to Bank of America, N.A. as Successor to LaSalle
Bank, N.A. as Trustee for the Holders of the Merrill
Lynch First Franklin Mortgage Loan Trust, Mortgage
Loan Asset-Backed Certificates, Series 2007-FF2;
Plaintiff,

vs.

Donald J. Nickerson; Unknown Heirs and Legatees of
Donald J. Nickerson, if any; Unknown Owners and Non-
Record Claimants;
Defendants.

Case No. 12-CH-01302

5410 South Seeley Avenue, Chicago, IL 60609

NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that the above entitled cause was filed in the above Court on
the 12th day of January, 2012, for Foreclosure of a Mortgage and that the property
affected by said cause is described as follows:

LOT 24 IN MAURER'S SUBDIVISION OF LOTS 1 TO 48 INCLUSIVE IN M.E.
DORMAN'S SUBDIVISION OF LOTS 25 AND 28 IN SUBDIVISION OF THE
SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14 EAST OF
THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE RAILROAD) IN COOK
COUNTY, ILLINOIS.

C/K/A: 5410 South Seeley Avenue, Chicago, IL 60609

PIN: 20-07-322-020-0000



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The subject mortgage has been recorded/registered as:

Date of Mortgage: December 29, 2006

Date and place of recording: January 5, 2007 / Cook County Recorder of Deeds

Document No: 0700520084

Amount of Mortgage: \$138,000.00

Name of present owners of the real estate: Donald J. Nickerson

SIGNATURE: _____

[Handwritten Signature]
Attorney of Record

Russell C. Wirbicki (6186310)
Diana A. Carpintero (6274662)
Kenneth J. Nannini (3121924)
Laurence J. Goldstein (0999318)
James A. Meece (6256386)
James D. Major (6295217)
Christopher J. Irk (6300084)
Emily S. Kresse (6294405)
The Wirbicki Law Group LLC
Attorney for Plaintiff
33 W. Monroe St., Suite 1140
Chicago, IL 60603
Phone: 312-360-9455
Fax: 312-572-7823
Atty. No. 42463
W11-3711

Property of Cook County Clerk's Office



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OBTAINED WILL BE USED FOR THAT PURPOSE"**

W11-3711
42463

**IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT, CHANCERY DIVISION**

U.S. Bank, National Association, as Successor
Trustee to Bank of America, N.A. as Successor to
LaSalle Bank, N.A. as Trustee for the Holders of
the Merrill Lynch First Franklin Mortgage Loan
Trust, Mortgage Loan Asset-Backed Certificates,
Series 2007 FF2;
Plaintiff.

Case No. 12-CH-01302
5410 South Seeley Avenue, Chicago, IL 60609

VS.

Donald J. Nickerson, Unknown Heirs and Legatees
of Donald J. Nickerson, if any; Unknown Owners
and Non Record Claimants;
Defendants.

NOTICE OF FILING LIS PENDENS

TO: Illinois Department of Financial and Professional Regulation
ATTN: Stanley Wojciechowski
122 S. Michigan Ave., Suite 1900
Chicago, Illinois 60603

PLEASE TAKE NOTICE THAT on or about the 13th day of January, 2012, the
undersigned recorded a Lis Pendens with the Cook County Recorder of Deeds.

PIN: 20-07-322-020-0000
COMMON ADDRESS: 5410 South Seeley Avenue, Chicago, IL 60609

[Signature]
Attorney for Plaintiff

Russell C. Wirbicki (6186310)
Diana A. Carpintero (6274662)
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Chicago, IL 60603
Phone: 312-360-9455
Fax: 312-572-7823
Atty. No. 42463
W11-3711



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CERTIFICATE OF SERVICE

I, the undersigned, being first on oath duly sworn, deposes and states that a true copy of the above and foregoing **Notice of Filing** was:

- personally delivered mailed by depositing said documents in the U.S. Mail at
33 W. Monroe St., Suite 1140, Chicago, IL 60603,
postage prepaid

To the above-named address as shown above on the 12th day of January, 2012 in accordance with HB4050 Illinois Predatory Lending Database Pilot Program.



Attorney for Plaintiff

