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LIS PENDENS NOTICE

Doc#: 1233326063 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/28/2012 01:56 PM Pg: 1 of 4

STATE OF ILLINOIS
COOK COUNTY

IN THE CIRCUIT COURT
OF COOK COUNTY

COOK COUNTY, ILLINOIS

Type or Print Complete Information

[Reserved for Recorder's Use Only]

F12040314]
Neighborhood Lending Services, Inc.]
]
Plaintiff,]
vs.]
Unknown Heirs and Legatees of Ronald Ferguson;]
7363 South Shore Drive Condominium]
Association; Neighborhood Lending Services, Inc.;]
Kevin Ferguson;]
Unknown Owners and]
Non-Record Claimants]
Defendants.]

CASE NO. 12 CH 41803

Filed With The Court:

11/19/12

LIS PENDENS AND NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that I caused the above entitled mortgage foreclosure action to be filed in the above referenced circuit court and that the property affected by said cause is described as follows: SEE ATTACHED LEGAL DESCRIPTION

P.I.N. 21-30-114-027-1045

- (i) The names of all plaintiffs, defendants and the case number are set forth above.
- (ii) The court in which the action was brought is set forth above.
- (iii) The names of the title holders of record are: Unknown Heirs and Legatees of Ronald Ferguson
- (iv) The legal description is set forth below.
- (v) The common address or location of the property is: 7363 S. South Shore Drive, Unit 508, Chicago, Illinois 60649

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- (vi) Identification of the mortgage sought to be foreclosed
 - a) Mortgagors: Ronald Ferguson (deceased)
 - b) Mortgagee: Neighborhood Lending Services, Inc.
 - c) Date of mortgage: March 31, 2008
 - d) Date and place of recording:
April 8, 2008 in the office of the Recorder of Deeds or Registrar of Titles
 - e) Document number: 0809933094

Recording document identification:

The undersigned further certifies pursuant to 735 ILCS 5/15-1218:

- (a) The name and address of the party plaintiff making said claim and asserting said mortgage is:
Neighborhood Lending Services, Inc.
- (b) Said plaintiff claims a mortgage lien upon said real estate: 7363 S. South Shore Drive, Unit 508,
Chicago, Illinois 60649
- (c) The nature of said claim is the mortgage and foreclosure action described above.
- (d) The names of the persons against whom said claim is made are:
Unknown Heirs and Legatees of Ronald Ferguson; 7363 South Shore Drive Condominium
Association; Neighborhood Lending Services, Inc.; Kevin Ferguson;
- (e) The legal description of said real estate appears below.
- (f) The name and address of the person executing this notice appears below.
- (g) The name and address of the person who prepared this notice appears below.

One of its attorneys

Steven C. Lindberg

Prepared by
FREEDMAN ANSELMO LINDBERG LLC
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Naperville, IL 60563
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Bryan D. Hughes- 6300070, Ann W. Lopez- 6190037, Jonathan Nusgart- 6211908,
William B. Kalbac- 6301771, G. Stephen Caravajal, Jr. - 6284718, Christopher Iaria- 6301746,
Christopher Weldon- 6287653, Michael Anselmo- 6307649, Teena Thomas- 6304145

Return To:

Pro-Vest, LLC
One E. 22nd Street, Suite 120, Lombard, IL 60148

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LEGAL DESCRIPTION:

PARCEL 1:

UNIT 508 IN 7363 SOUTH SHORE DRIVE CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL):

THE SOUTHEASTERLY 100 FEET (MEASURED ON SOUTH SHORE DRIVE) OF LOT 146 IN DIVISION 3 OF SOUTH SHORE SUBDIVISION OF THE NORTH FRACTIONAL 1/2 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; TOGETHER WITH A RESUBDIVISION OF LOTS 1, 2, 4, 64, 66, 126, 127 AND 128 OF DIVISION NO. 1, OF THE WESTFALL'S SUBDIVISION OF 20⁹ ACRES, BEING THE EAST 1/2 OF THE SOUTHWEST 1/4 AND THE SOUTHEAST FRACTIONAL 1/4 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 23204999, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY GRANT BY THE LASALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 29, 1950 AND KNOWN AS TRUST NUMBER 12313 AND LASALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 29, 1950 AND KNOWN AS TRUST NUMBER 12312 DATED OCTOBER 15, 1950 AND RECORDED OCTOBER 20, 1950 AS DOCUMENT 14932656 FOR INGRESS AND EGRESS OVER AND UPON A STRIP OF LAND DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEASTERLY CORNER OF SAID PARCEL 1; THENCE WESTERLY ALONG THE NORTHERLY LINE OF SAID PARCEL 1 TO A POINT WHICH IS 24 FEET 5 INCHES FROM THE WESTERLY LINE OF SAID PARCEL 1; THENCE NORTHERLY AND PARALLEL TO THE SAID WESTERLY LINE 16 FEET 7 1/2 INCHES; THENCE EASTERLY AND PARALLEL TO THE NORTHERLY LINE OF SAID PARCEL 1 TO THE EASTERLY LINE OF THE ADJOINING LOT 143, IN DIVISION 3; THENCE SOUTHERLY TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

Common Address: 7363 S. South Shore Drive, Unit 508, Chicago, Illinois 60649
P.I.N.: 21-30-114-027-1045

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CERTIFICATE OF SERVICE OF LIS PENDENS ON THE ILLINOIS DEPARTMENT OF FINANCIAL AND PROFESSIONAL REGULATION

AFFIDAVIT

State of Illinois)
) SS
 County of Cook)

I, Mark Backup, on oath do hereby depose and state that I served a copy of the attached Lis Pendens to the Illinois Department of Financial and Professional Regulation at 122 S. Michigan Ave., Suite 1900, Chicago, IL 60603, on 11/26/2012.



CERTIFICATION

Under penalties as provided by law pursuant to 735 ILCS 5/1-109, the undersigned certifies that the statements set forth in this instrument are true and correct, except as to matters therein stated to be on information and belief and as to such matters the undersigned certifies as aforesaid that he verily believes the same to be true.



Property of Cook County Clerk's Office