



Doc#: 1309331055 Fee: \$42.00  
RHSP Fee: \$10.00 Affidavit Fee:  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 04/03/2013 03:23 PM Pg: 1 of 3

Attorney No. 38348

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

COLFIN BULLS A FINANCE SUB, LLC,  
a Delaware limited liability company,  
  
Plaintiff,  
  
v.  
  
URBANGEL, INCORPORATED, an Illinois  
corporation; ANGEL MORALES; NON-RECORD  
CLAIMANTS AND UNKNOWN OWNERS,  
  
Defendants.

Case No. 13 CH 08997  
  
Mortgage and Security  
Agreement Foreclosure  
and Other Relief  
  
2622 W. Division Street,  
Chicago, Illinois 60622

NOTICE OF FORECLOSURE

PLEASE TAKE NOTICE that the Verified Complaint in Chancery for mortgage foreclosure in the above-entitled cause was filed in the Office of the Clerk of the Circuit Court of Cook County, Illinois, on the 3<sup>rd</sup> day of April, 2013, and that such Complaint is now pending in that Court.

- (i) The name of the Plaintiff and the case number are those set forth in the caption above;
- (ii) The Court in which the action was brought is identified above;
- (iii) The name of the title holder of record is: Urbangel, Incorporated, an Illinois corporation ("Borrower").
- (iv) The legal description of the real estate sufficient to identify it with reasonable certainty is as follows:

# UNOFFICIAL COPY

See Exhibit A attached hereto and incorporated by reference.

(v) The common address or description of the location of the real estate is:

2622 W. Division Street, Chicago, Illinois 60622

(vi) Identification of the mortgage sought to be foreclosed is as follows:

Name of Mortgagor: Borrower is named on the Mortgage dated February 2, 2007 (the "Mortgage").

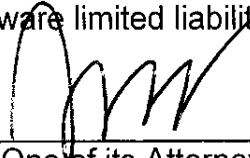
Name of Mortgagee: ColFin Bulls A Finance Sub, LLC, a Delaware limited liability company by virtue of the Assignment of Mortgage and other Recorded Loan Documents dated June 30, 2011 and recorded November 15, 2011 as document number 1131945036 (the "Assignment 1"), and by virtue of the Assignment of Mortgage and other Recorded Loan Documents dated March 26, 2012 and recorded April 3, 2012 as document number 1209431054 (the "Assignment 2") (Assignment 1 and Assignment 2 are collectively referred to herein as the "Assignment").

Date of Mortgage: February 2, 2007.

Date of Mortgage Recording: February 20, 2007.

Identification of Mortgage Recording: Doc. No. 0705105129.

ColFin Bulls A Finance Sub, LLC,  
a Delaware limited liability company,

By:  \_\_\_\_\_  
One of its Attorneys

Justin Newman  
Jeffrey Merar  
Field and Goldberg, LLC  
10 South LaSalle Street  
Suite 2910  
Chicago, Illinois 60603  
(312) 408-7200

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## EXHIBIT A

### LEGAL DESCRIPTION

LOT 39 IN BLOCK 8 IN HUMBOLDT PARK RESIDENCE ASSOCIATION SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Together with all existing or subsequently erected or affixed buildings, improvements and fixtures; all easements, rights of way, and appurtenances; all water, water rights, watercourses and ditch rights (including stock in utilities with ditch or irrigation rights); and all other rights, royalties, and profits relating to the real property, including without limitation all minerals, oil, gas, geothermal and similar matters.

**Address of Property:** 2622 W. Division Street, Chicago, IL 60622

**Tax Identification No.:** 16-01-231-038-0000

Property of Cook County Clerk's Office