



Doc#: 1313455004 Fee: \$42.00  
RHSP Fee:\$10.00 Affidavit Fee:  
Karen A.Yarbrough  
Cook County Recorder of Deeds  
Date: 05/14/2013 01:00 PM Pg: 1 of 3

## NOTICE OF LIEN FOR UNPAID ASSESSMENTS

Notice is given that 7702 West Addison Condominium Association, Inc. the undersigned lienor, has and claims a lien for unpaid common and special condominium assessments and charges pursuant to 765 ILCS 605/9, as follows:

1. The name of the Lienor is 7702 W. Addison Condominium Association. Acting on behalf of all unit owners of the 7702 W. Addison Condominium pursuant to a Declaration of Condominium called the Declaration and recorded on April 25, 2005 with the recorder of Deeds of Cook County, Illinois and known as document No. 0511518039.
2. The name of the owner of the real property described below, against whose interest lienor claims a lien is Federal National Mortgage Association who acquired the property by Sheriff's deed recorded December 5, 2012 and which property was formerly owned by Blanka Bremova.
3. The property subject to the lien claimed is that portion of the 7702 W. Addison Condominium Association designated as 7702 W. Addison St., Unit 3 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 31.57% of the total amount of the common expenses.

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5. As provided in the Declaration and in the By-laws 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. Common charges and accrued interest and attorney's fees, in the total amount of \$3,248.85 remain due and owing with respect to the unit:

Insurance:	\$622.88
Attorney fees:	\$552.47
Supplies	3.61
Water	17.84
Roof replacement	2052.05

The undersigned acting on behalf of all unit owners of 7702 W. Addison Condominium Association, claims a lien on Unit 3 until all amounts for unpaid common charges and accrued interest are paid.

Dated: May 8, 2013.

7702 W. Addison Condominium Association,

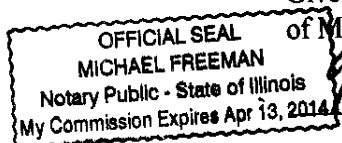
By: *Myroslav Kuzmyn*  
 President: Myroslav Kuzmyn

STATE OF ILLINOIS )

COUNTY OF C O O K )

I, the undersigned, a notary public in and for said county and state aforesaid, **DO HEREBY CERTIFY** that MYROSLAV KUZMYN personally known to me to be the president of 7702 W. Addison Condominium Association, an Illinois not for Profit Corporation, whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he, on behalf of the said corporation signed, sealed and delivered this said instrument as its free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 8<sup>th</sup> day



of May, 2013.

*Michael Freeman*

NOTARY PUBLIC

This Document is prepared by and mail To:  
 Michael Freeman, Ltd.  
 P.O. Box 1183  
 Wheeling, Illinois 60090

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## LEGAL DESCRIPTION

UNIT 3 IN 7702 W. ADDISON CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 71 IN VOLK BROTHERS ADDISON CREST BEING A SUBDIVISION OF IN THE WEST ½ OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RCOEDED SEPTEMBER 29, 1927 AS DOCUMENT 9793984 IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0511518039, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE OF PARKING SPACE P-3 LIMITED COMMON ELEMENTS AS DELINEATED ON A SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0511518039.

P.I.N. 12-24-106-042 1003

7702 W. Addison St., Unit 3  
Chicago, Illinois 60634

Office of Cook County Clerk's Office