

# UNOFFICIAL COPY



Doc#: 1321710060 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/05/2013 11:25 AM Pg: 1 of 4

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**Above space for Recorder's User Only**

Cook County #21762

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

Wells Fargo Bank, NA

PLAINTIFF

Vs.

No. 13 CH 018095

Cristobal Ramirez; Maria Ramirez; Huntington Club  
Condominium Association; Huntington Club Master  
Homeowners' Association; Unknown Owners and  
Nonrecord Claimants

1975 Kenilworth Circle Unit B  
Hoffman Estates, IL 60169

DEFENDANTS

## LIS PENDENS AND NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that the above-entitled cause was filed in the above Court for Foreclosure and is now pending in said Court and that the property affected by said cause is described as follows:

- (i) The names of all Plaintiffs, Defendants and 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 as follows:  
Cristobal Ramirez
- (iv) The legal description is:

PARCEL 1:



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UNIT NUMBER 1975B IN THE HUNTINGTON CLUB I CONDOMINIUM, AS DELINEATED ON A SURVEY OF LOT 1 IN BLOCK 6 IN HUNTINGTON CLUB, BEING A SUBDIVISION IN PARTS OF SECTIONS 5 AND 8, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED SEPTEMBER 27, 1994 AS DOCUMENT 94839137, AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENT.

**PARCEL 2:**

PERPETUAL NON-EXCLUSIVE EASEMENT, FOR BENEFIT OF PARCEL 1 OVER, THROUGH AND UPON THE LAND DESCRIBED IN THAT DECLARATION OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR HILLDALE ROAD ASSOCIATION DATED AS OF SEPTEMBER 1, 1979, AND RECORDED NATIONAL ASSOCIATION FILED RESPECTIVELY AS DOCUMENT NO. 25214474 AND LR3143390, FOR THE PURPOSE OF REASONABLE INGRESS AND EGRESS TO AND FROM ALL OR ANY PART OF PARCEL 1 AND OTHER PROPERTIES AS THEREIN DESCRIBED.

PARCEL 3: PERPETUAL, NON-EXCLUSIVE EASEMENTS, FOR THE BENEFIT OF PARCEL 1, OVER, THROUGH AND UPON THE COMMON AREAS AND COMMUNITY FACILITIES AS DESCRIBED IN THAT DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR HUNTINGTON CLUB MASTER HOMEOWNERS ASSOCIATION RECORDED NOVEMBER 13, 1993 AS DOCUMENT 93943916 FOR THE PURPOSES SET FORTH THEREIN.

**TAX PARCEL NUMBER:** 07-08-109-072-1018

(v) The common address or location of the property is:

1975 Kenilworth Circle Unit B  
Hoffman Estates, IL 60169

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

a) Mortgagors:

Cristobal Ramirez

b) Mortgagee:

American Fidelity Mortgage Services, Inc.

c) Date of mortgage: 4/15/2005

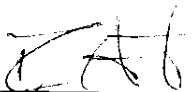
d) Date and place of recording:

5/11/2005

Office of the Recorder of Deeds of Cook County Illinois

# UNOFFICIAL COPY

e) Document Number: 0513133144

SIGNATURE: \_\_\_\_\_ Ryan M. Hart  
Attorney of Record (  ) ARDC # 6309199

**THIS DOCUMENT WAS PREPARED BY/MAIL TO: BOX 70**

CODILIS & ASSOCIATES, P.C.  
Attorneys for Plaintiff  
15W030 North Frontage Road, Suite 100  
Burr Ridge, IL 60527  
(630) 794-5300  
14-13-09558

**NOTE: This law firm is deemed to be a debt collector.**

Property of Cook County Clerk's Office

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DEFENDANTS

No. 13 CH 018095

1975 Kenilworth Circle Unit B  
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## NOTICE OF FILING PURSUANT TO PREDATORY LENDING DATABASE ACT

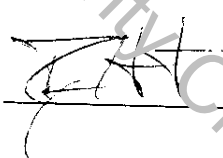
TO: Illinois Department of Financial and Professional Regulation  
Division of Banking  
100 W. Randolph, 9th Floor, Chicago, IL 60603  
Attn: Anti Predatory Lending Database (APLD)

**PLEASE TAKE NOTICE** that we have caused the attached Lis Pendens to be sent for recording with the Cook County Recorder, Illinois.

Codilis & Associates, P.C.

Ryan M. Hart

By:



ARDC # 6309199

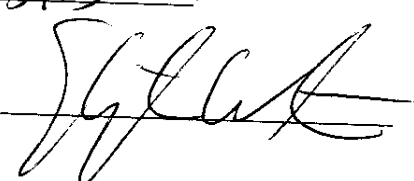
Codilis & Associates, P.C.  
Attorney for Plaintiff  
15W030 North Frontage Road, Suite 100  
Burr Ridge, IL 60527  
Attorney Number: #21762  
Cook #21762  
**14-13-09558**

NOTE: This law firm is deemed to be a debt collector.

### PROOF OF SERVICE

I, the undersigned, a non-attorney, certify that a copy of this notice was served by hand delivery to the above-entitled address on 8/5/13.

By:



Firefly Legal IL Inc.