



Doc#: 1326115086 Fee: \$44.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/18/2013 03:00 PM Pg: 1 of 4

LIS PENDENS NOTICE

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]

F13090076
Wells Fargo Bank, NA

Plaintiff,

vs.

Juan P. Toledo aka Juan Pablo Toledo M.; Ranay
M. Toledo; The Streamwood Green (Phase II)
Quartet and Duplex Homes Preservation
Association; Southgate Townhome Association;
Unknown Owners and Non-Record Claimants
Defendants.

CASE NO. 13 CH 21277

Filed With The Court:

9/17/13

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. 06-24-411-034-0000

- (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: Juan P. Toledo and Ranay M. Toledo
- (iv) The legal description is set forth below.
- (v) The common address or location of the property is: 227 Ivy Court, Streamwood, Illinois 60107

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- (vi) Identification of the mortgage sought to be foreclosed
- a) Mortgagors: Juan P. Toledo aka Juan Pablo Toledo M.; Ranay M. Toledo
 - b) Mortgagee: Wells Fargo Bank, NA
 - c) Date of mortgage: June 29, 2007
 - d) Date and place of recording:
July 25, 2007 in the office of the Recorder of Deeds or Registrar of Titles
 - e) Document number: 0720633110

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: Wells Fargo Bank, NA
- (b) Said plaintiff claims a mortgage lien upon said real estate: 227 Ivy Court, Streamwood, Illinois 60107
- (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:
Juan P. Toledo aka Juan Pablo Toledo M.; Ranay M. Toledo; The Streamwood Green (Phase II) Quartet and Duplex Homes Preservation Association; Southgate Townhome Association;
- (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.

Jonathan D. Nussgart
ARDC No. 6211905

One of its Attorneys

Prepared by:

FREEDMAN ANSELMO LINDBERG LLC
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Return To:

Firefly Legal
19150 S. 88th Ave.
Mokena, IL 60448

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LEGAL DESCRIPTION:

PARCEL 1227 THAT PART OF LOT 19 IN BLOCK 17, IN STREAMWOOD GREEN UNIT THREE-A, A SUBDIVISION OF PART OF THE SOUTHEAST AND SOUTHWEST QUARTERS OF SECTION 24, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 20, 1986 AS DOCUMENT NUMBER 86252751, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 19; THENCE SOUTHWESTERLY ALONG THE NORTHWESTERLY LINE OF SAID LOT 19, SAID LINE BEING AN ARC OF A CIRCLE, CONVEX TO THE SOUTHEAST, HAVING A RADIUS OF 60.00 FEET, THE CHORD THEREOF HAVING A BEARING OF SOUTH 24 DEGREES 26 MINUTES 21 SECONDS WEST AND A LENGTH OF 49.50 FEET, AN ARC-DISTANCE OF 51.03 FEET TO A POINT; THENCE SOUTH 89 DEGREES 51 MINUTES 42 SECONDS EAST, A DISTANCE OF 74.74 FEET TO A POINT; THENCE NORTH 0 DEGREE 03 MINUTES 38 SECONDS EAST, A DISTANCE OF 45.18 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 19; THENCE NORTH 89 DEGREES 55 MINUTES 28 SECONDS WEST ALONG SAID NORTH LOT LINE, A DISTANCE OF 54.31 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2: INGRESS AND EGRESS EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1227 AS DEFINED AND SET FORTH IN THE DECLARATION OF SOUTHGATE RECORDED NOVEMBER 19, 2004 AS DOCUMENT NO. 0432449081.

Cook County Clerk's Office

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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, Michael Staken, 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 the Thompson Center, 100 W. Randolph Street, Chicago, IL 60601, on 9/18/2013.



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.



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