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Doc#: 1407129118 Fee: \$42.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A.Yarbrough
Cook County Recorder of Deeds
Date: 03/12/2014 04:24 PM Pg: 1 of 3

Property of Cook County Clerk's Office

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

FIRST-CITIZENS BANK & TRUST)
COMPANY, successor-in-interest to Temecula)
Valley Bank, N.A.,)

Plaintiff,

No. 14 CH 02071

v.

SAMUEL ENTERPRISES)
INCORPORATED, an involuntarily dissolved)
Illinois corporation; SAMUEL A.)
VILLABDAS; KALID BASTE; NASEIM)
BASTE; OSAMA FARHAN; STATE OF)
ILLINOIS; UNKNOWN OWNERS and)
NONRECORD CLAIMANTS,)

Defendants.

Property Address:
4351 W. Cermak Road
Chicago, Illinois 60623

NOTICE OF FORECLOSURE

The undersigned, pursuant to Section 15-1503 of the Illinois Mortgage Foreclosure Law (735 ILCS 5/15-1503 (West 2008)), does hereby certify that the above-entitled lawsuit was filed in the Circuit Court of Cook County, Illinois, on February 4, 2014 and is now pending and that certain real property affected by said cause located in Cook County, Illinois is described as follows:

1. LEGAL DESCRIPTION:

LOTS 10, 11 AND 12 IN ALBERT'S KINST'S SUBDIVISION OF LOTS 1, 2 AND 3 IN JOHN E. DEWITT'S THIRD ADDITION TO CHICAGO IN THE NORTHEAST 1/4 OF

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SECTION 27, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

2. COMMON ADDRESS:

4351 W. Cermak Road, Chicago, Illinois 60623

3. PERMANENT INDEX NUMBERS:

16-27-200-094

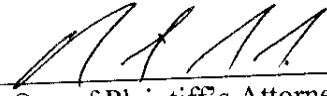
4. MORTGAGE TO BE FORECLOSED:

- (A) Nature of instrument:
MORTGAGE
- (B) Date of Mortgage:
June 13, 2005
- (C) Name of Mortgagor:
SAMUEL ENTERPRISES INCORPORATED
- (D) Titleholder of Record:
SAMUEL ENTERPRISES INCORPORATED
- (E) Name of Mortgagee:
TEMECULA VALLEY BANK, N.A.
- (F) Date and place of recording:
DATE: July 11, 2005
PLACE: Recorder of Deeds of Cook County, Illinois
- (G) Identification of recording:
DOCUMENT NO. 0519247043
- (H) Interest subject to the Mortgage:
FEE SIMPLE
- (I) Amount of original indebtedness and subsequent advances:
ORIGINAL INDEBTEDNESS: \$1,365,000.00
SUBSEQUENT ADVANCES: \$0

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(J) Total Amount Due as of January 22, 2014 (excluding attorneys' fees, costs and expenses): \$1,129,319.73


FIRST CITIZENS BANK & TRUST COMPANY

By: 
One of Plaintiff's Attorneys

Prepared by and return to after recording:
Robert F. Rabin
Ann Addis Pantoga
Thompson Coburn LLP
55 E. Monroe Street, 37th Floor
Chicago, Illinois 60603
(312) 346-7500

AFFIRMATION OF NON-RESIDENTIAL MORTGAGE FORECLOSURE LIS PENDENS

As agent for the Plaintiff, I state and affirm that the foregoing Lis Pendens is not related to a residential mortgage foreclosure and therefore does not require a certificate of service under paragraph (g) of 765 ILCS 77/70. Note: "If the certificate of service is not recorded, then the Lis Pendens pertaining to the residential mortgage foreclosure in question is not recordable and is of no force and effect." 765 ILCS 77/70 (g).


Robert F. Rabin