

# UNOFFICIAL COPY

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Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/28/2014 03:15 PM Pg: 1 of 3

Property of Cook County Clerk's Office

## NOTICE OF FORECLOSURE

Pursuant to 735 ILCS 5/5-1503, notice is hereby given that:

1. A Commercial Real Estate Broker Lien foreclosure action, as captioned below, was commenced on July 25, 2014 and is now pending.

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

DANIEL LIPTON,

Plaintiff,

v.

GHODRATOLLAH MODRAT SARRAFI;  
THE NORTHERN TRUST COMPANY,  
As Successor by Merger to Northern  
Trust Bank/Lake Forest National  
Association, as Trustee under the  
provisions of a Trust Agreement dated  
the 17th day of April, 2000, known as  
Trust Number 9699; UNION NATIONAL  
BANK; EPIC SAVAGE LLC d/b/a  
NEWMARK KNIGHT FRANK EPIC;  
UNKNOWN OWNERS AND NON-  
RECORD CLAIMANTS,

Defendants.

No. 13 CH 14017  
Property Address  
380 East Northwest Highway  
Des Plaines, Illinois 60018

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EPIC SAVAGE LLC d/b/a NEWMARK )  
KNIGHT FRANK EPIC, )

Cross-Plaintiff, )

THE NORTHERN TRUST COMPANY, )  
As Successor by Merger to Northern )  
Trust Bank/Lake Forest National )  
Association, as Trustee under the )  
provisions of a Trust Agreement dated )  
the 17th day of April, 2000, known as )  
Trust Number 9699; BENEFICIARIES OF )  
TRUST NUMBER 9699; UNION )  
NATIONAL BANK; DANIEL LIPTON; )  
UNKNOWN OWNERS AND NON- )  
RECORD CLAIMANTS; and UNKNOWN )  
TENANTS, )

Cross-Defendants. )

2. The name of Cross-Plaintiff is Epic Savage LLC d/b/a Newmark Knight Frank Epic.

3. The Court in which the action was brought is the Circuit Court of Cook County, Illinois, County Department, Chancery Division.

4. The name of the Obligor is THE NORTHERN TRUST COMPANY, As Successor by Merger to Northern Trust Bank/Lake Forest National Association, as Trustee under the provisions of a Trust Agreement dated the 17th day of April, 2000, known as Trust Number 9699 (the "Northern Trust Company").

5. A legal description of the encumbered real estate sufficient to identify it with reasonable certainty is as follows:

Parcel 1:

LOTS 13 TO 22 BOTH INCLUSIVE (EXCEPT THAT PART OF SAID LOTS DEDICATED FOR USE AS A PUBLIC ALLEY PER PLAT OF DEDICATION FILED DECEMBER 5, 1996 AS DOCUMENT LR2303518 DESCRIBED AS THE SOUTH 20 FEET OF THE NORTH 25 FEET OF LOTS 13 TO 16 BOTH INCLUSIVE, AND THE SOUTHWESTERLY 20 FEET OF THE NORTHEASTERLY 25 FEET

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OF LOTS 17 TO 22 BOTH INCLUSIVE) IN BLOCK 7 IN CUMBERLAND PARK, BEING A SUBDIVISION OF PART OF THE SOUTHWEST FRACTIONAL SECTION 7, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEROF FILED IN THE OFFICE OF REGISTRAR AS DOCUMENT LR589621, IN COOK COUNTY, ILLINOIS.

Parcel 2:

ALL OF THE VACATED ALLEY LYING NORTH OF AND ADJOINING LOTS 13 AND 22 BOTH INCLUSIVE IN BLOCK 7 IN CUMBERLAND PARK AFORESAID, ALL IN COOK COUNTY, ILLINOIS.

Property Identification Number: 09-07-303-010-0000  
09-07-303-022-0000  
09-07-303-047-0000

6. The common address or description of the encumbered real estate is as follows: 380 East Northwest Highway, Des Plaines, Illinois 60016.

7. An identification of the Commercial Real Estate Broker Lien sought to be foreclosed upon by Northern Trust Company is as follows:

- a. Name of Obligor: THE NORTHERN TRUST COMPANY, As Successor by Merger to Northern Trust Bank/Lake Forest National Association, as Trustee under the provisions of a Trust Agreement dated the 17th day of April, 2000, known as Trust Number 9659 (the "Northern Trust Company").
- b. Name of Broker/Obligee: Epic Savage LLC d/b/a Newmark Knight Frank Epic.
- c. Date of Commercial Real Estate Broker Lien: October 15, 2012.
- d. Date of Recording: October 22, 2012.
- e. County Where Recorded: Cook.
- f. Recording Document Identification: Cook County Recorder of Deeds document number 12296390005.

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EPIC SAVAGE LLC d/b/a NEWMARK KNIGHT  
FRANK EPIC

By: 

One of its Attorneys