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Doc#: 1522555165 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/13/2015 10:09 AM Pg: 1 of 2

**"THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION
OBTAINED WILL BE USED FOR THAT PURPOSE"**

August 11, 2015

**To: Maria Gomez
7304 South Sangamon Street
Chicago, IL 60621**

**Timothy Morgan
7304 South Sangamon Street
Chicago, IL 60621**

**Unknown Occupant
7304 South Sangamon Street
Chicago, IL 60621**

DECLARATION OF FORFEITURE AND EXTINGUISHMENT OF ALL RIGHTS OF PURCHASER

You are hereby notified that pursuant to the Notice of Default served upon you dated August 14, 2014, concerning your default in payments under the Installment Contract For Sale of Real Estate for the property legally described and commonly known as:

Lot 568 in downing and Phillips normal park addition a subdivision of the east 1/2 of the northeast ¼ of section 29, township 36 north, range 14, east of the third principal meridian, in cook county, Illinois

7304 South Sagamon Street, Chicago, IL 60621

PIN: 20-29-220-024-0000

W14-1839

33 W. Monroe St., Suite 1140, Chicago, IL 60603 312-360-9455 Fax 312-572-7811 www.wirbickilaw.com

WLG2622767WLG

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(the "Property"), entered into February 25, 2012, between MO Seven, LLC as Seller, and Maria Gomez and Timothy Morgan, as purchaser, in the amount of \$29,000.00 and your failure to pay the sums due as required in the Notice of Default:

**SAID INSTALLMENT CONTRACT FOR SALE OF REAL ESTATE IS HEREBY
TERMINATED AND DECLARED FORFEIT.**

All payments made by you as Purchaser will be retained by Seller pursuant to the provisions of the Installment Contract for Real Estate.

Vantium Capital, LLC

Drafted By: 

One of Plaintiff's Attorneys

Russell C. Wirbicki (63066310)
 Laurence J. Goldstein (63099218)
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 The Wirbicki Law Group LLC
 Attorney for Plaintiff
 33 W. Monroe St., Suite 1140
 Chicago, IL 60603
 Phone: 312-360-9455
 Fax: 312-572-7823
 Atty. No. 42463

THIS OFFICE IS DEEMED A DEBT COLLECTOR AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

PLEASE NOTE THAT UNDER THE FAIR DEBT COLLECTION PRACTICES ACT, 15 U.S.C. Sec. 1692 et seq. (1977) YOU MAY DISPUTE THE VALIDITY OF THE DEBT OR ANY PORTION THEREOF. IF YOU DO SO IN WRITING WITHIN THIRTY (30) DAYS OF RECEIPT OF THIS NOTICE, COUNSEL FOR SELLER WILL OBTAIN AND PROVIDE TO YOU WRITTEN VERIFICATION OF THE DEBT; OTHERWISE, THE DEBT WILL BE ASSUMED TO BE VALID. LIKEWISE, IF REQUESTED WITHIN THIRTY (30) DAYS OF RECEIPT OF THIS NOTICE, COUNSEL FOR SELLER WILL SEND YOU THE NAME AND ADDRESS OF THE ORIGINAL CREDITOR IF DIFFERENT FROM THE ABOVE NAMED CREDITOR.

WRITTEN REQUESTS SHOULD BE ADDRESSED TO: FAIR DEBT COLLECTION CLERK, THE WIRBICKI LAW GROUP, 33 W. MONROE ST., SUITE 1140, CHICAGO, IL 60603.

This document prepared by and please record and return to:
 Russ Wirbicki, The Wirbicki Law Group LLC, 33 W. Monroe St., Suite 1140, Chicago, IL 60603

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