

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

IN THE OFFICE OF THE RECORDER OF
DEEDS OF COOK COUNTY, ILLINOIS

Drexel Commons Condominium, an Illinois
not-for-profit corporation,

Claimant,

vs.

HPDQ, LLC

Defendant(s)

PIN: 20-02-316-035-1003

CLAIM FOR LIEN in the amount of
\$5,547.44 plus costs and attorneys' fees.

(RESERVED FOR RECORDER'S USE ONLY)



Doc#: 1530844056 Fee: \$44.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/04/2015 03:02 PM Pg: 1 of 4

Drexel Commons Condominium, an Illinois not-for profit corporation, hereby files a Claim for Lien against HPDQ, LLC, of Cook County, Illinois, and states as follows:

As of the date hereof, the said debtor(s) was/were the owner(s) of the following land, to wit:

(SEE ATTACHED)

and commonly known as: 4627 South Drexel Blvd., Unit 1W, Chicago, IL 60653

That said property is subject to a Declaration of Condominium Ownership recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 0629222160. Said Declaration provides for the creation of a lien for the annual assessment or charges of the Association and the Special Assessment for capital improvements together with interest, costs and reasonable attorney's fees necessary for said collection.

That as of the date hereof the assessment due, unpaid and owing to the claimant on account after allowing all credits with interest, costs and attorney's fees the claimant claims a lien on said land in the sum of \$5,547.44, which sum will increase with the levy of future assessments, costs and fees of collection, all of which must be satisfied prior to any release of this lien.

By: _____

Its Attorney

This instrument was prepared by:
James P. Arrigo
TRESSLER LLP
P.O. Box 1158
305 W. Briarcliff Road
Bolingbrook, IL 60440
(630) 343-5200

File No. 11145-10

S ✓
P ✓
S ✓
M ✓
CY ✓
INT ✓

UNOFFICIAL COPY

RECORDED NOTICE

This instrument is executed and recorded under the provisions of Section 3 of the Illinois Mortgage and Foreclosure Act for the purpose of disclosing of record the following information and so as to prevent the undersigned from being regarded as a nonrecord claimant with respect to the premises and interest of the undersigned herein set forth:

- (1) Drexel Commons Condominium, an Illinois not-for-profit corporation,
by James P. Arrigo, TRESSLER LLP, its attorney, causes this Lien to be recorded.
- (2) Real Estate Lien for delinquent assessments pursuant to a Declaration registered as
Document No. 0629222160 in the Office of the Recorder of Deeds of Cook County, Illinois.
- (3) The premises to which such right, title, interest, claim or lien pertains are as follows:
(SEE ATTACHED)

and commonly known as: 4627 South Drexel Blvd., Unit 1W, Chicago, IL 60653

Dated this 16 October 2015 in Bolingbrook, Illinois.

This instrument was prepared by:

James P. Arrigo
TRESSLER LLP
305 W. Briarcliff Road
Bolingbrook, IL 60440-0858
630/343-5200
File No. 11145-10

Property of Cook County Clerk's Office

UNOFFICIAL COPY

LEGAL DESCRIPTION

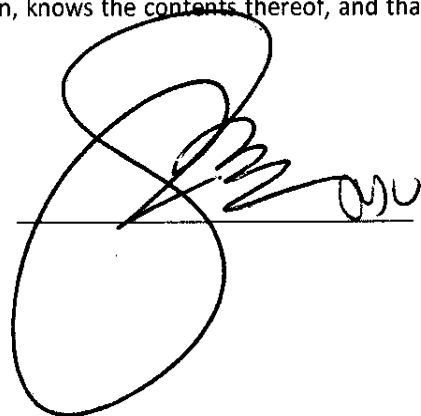
4627 Unit Number 1W in Drexel Commons Condominium as delineated on a survey of the following described Real Estate: Parcel 1: The South 50 feet of the North 1/2 (except the West 60 feet thereof, taken for Boulevard) of Lot 6 in Block 8 in Walker and Stinson's Subdivision of the West 1/2 of the Southeast 1/4 of Section 2, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois. Parcel 2: The South 1/2 (except the West 60 feet, taken for Boulevard) of Lot 6 in Block 8 in Walker and Stinson's Subdivision of the West 1/2 of the Southeast 1/4 of Section 2, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois. Parcel 3: The North 20.35 feet of Lot 6 of Clarke and Layton's Subdivision of Lots 7, 8, 9 and 10 in Block 8 in Walker and Stinson's Subdivision aforesaid, all in Cook County, Illinois; which survey is attached as Exhibit 1 to the Declaration of condominium recorded as Document 0629222160, together with its undivided percentage interest in the common elements, in Cook County, Illinois. *

Property of Cook County Clerk's Office

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

James P. Arrigo, being first duly sworn on oath deposes and says he is the attorney for Drexel Commons Condominium, the above named Claimant, that he has read the foregoing Claim for Lien, knows the contents thereof, and that all statements therein contained are true to the best of his knowledge.



Subscribed and sworn to before me
this 16 October 2015.

Amanda Sandrik-Carrillo
Notary Public



RETURN TO:
TRESSLER LLP
P.O. Box 1158
305 W. Briarcliff Road
Bolingbrook, IL 60440
(630) 343-5200

JPA/asc
File No. 11145-10

Property of Cook County Clerk's Office