

# UNOFFICIAL COPY



Doc#: 1617634047 Fee: \$46.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/24/2016 10:01 AM Pg: 1 of 5

Property of Cook County Clerk's Office

Atty. No.: 48928

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

**Champion Mortgage Company**

**Plaintiff,**

vs.

**The United States of America, Secretary of  
Housing and Urban Development; Unknown  
Owners and Non-Record Claimants; Unknown  
Heirs and Legatees of Richard L. Choat,  
deceased; Richard J. Nowaczyk; Unknown  
Heirs and Legatees of Virginia Nowczyk,  
deceased**

**Defendants.**

Case No

16CH8376

**792 Campbell Avenue, Calumet City,  
IL 60409**

**LIS PENDENS  
NOTICE OF FORECLOSURE**

I, the undersigned, do hereby certify that the above entitled cause was filed in the above Court on the 23 day of June, 2016, for Foreclosure and is now pending in said Court and that the property affected by said cause is described as follows:

Lot 20 in Block 1 in Jennett's Green Lake addition, being a Subdivision of that part of the South East Quarter of the North West Quarter of Section 18, Township 36 North, Range 15, East of the Third Principal Meridian, lying North

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16-014886\_SRB

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of the center line of the Old Chicago and Michigan City Road described as follows: Beginning at a point on the South line of said North West quarter 100 feet West of the South East corner thereof: thence Westwardly along said South line 1222.16 feet to the South West corner of the South East quarter of the North West quarter thence Northwardly along the West line of said south East quarter of the North West quarter 1313.89 feet to the North West corner thereof thence Eastwardly along the North line of said South East quarter of the North West quarter 1222.14 feet to a point 100 feet Westwardly measured along said North line from the East line of said North West quarter thence Southwardly parallel with the said East line 1315.13 feet to the place of beginning, all in Calumet City, in Cook County, Illinois.

Commonly known as: 792 Campbell Avenue, Calumet City, IL 60409

Tax Parcel No.: 30-18-129-035-0000

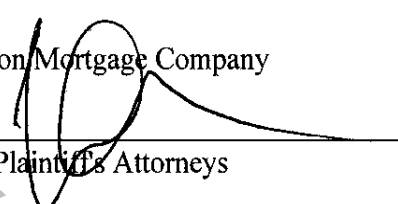
The subject mortgage has been recorded August 24, 2010 as Document Number 1023640087, Cook County, Illinois records.

The title holders of the subject property are Unknown heirs of Richard L. Choat

Prepared by and Return To:

Edward R. Peterka (6220416)  
Alan S. Kaufman (6289893)  
Shara A. Netterstrom (6294499)  
Zachariah L. Manchester (6303885)  
Joel A. Knosher (6298481)  
Keith Levy (6279243)  
Ellen C. Morris (6308804)  
Shanna L. Bacher (6302793)  
MANLEY DEAS KOCHALSKI LLC  
Attorneys for Plaintiff  
One East Wacker, Suite 1250, Chicago, IL 60601  
Phone: 312-651-6700; Fax: 614-220-5613  
Atty. No.: 48928  
Email: MDKIllinoisFilings@manleydeas.com

Champion Mortgage Company

BY:   
One of Plaintiff's Attorneys

Joel Knosher  
ARDC #6298481

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Champion Mortgage Company

Plaintiff,

vs.

The United States of America, Secretary of  
Housing and Urban Development; Unknown  
Owners and Non-Record Claimants; Unknown  
Heirs and Legatees of Richard L. Choat,  
deceased; Richard J. Nowaczyk; Unknown  
Heirs and Legatees of Virginia Nowczyk,  
deceased

Defendants.

2016CH08376  
CALENDAR/ROOM 64  
TIME 00:00  
Owner Occupied

Case No.

16CH8376

792 Campbell Avenue, Calumet City,  
IL 60409

**COMPLIANCE WITH PREDATORY LENDING DATABASE SECTION OF  
RESIDENTIAL REAL PROPERTY DISCLOSURE ACT**

TO: Illinois Department of Financial and Professional Regulation  
100 West Randolph Street, 9<sup>th</sup> Floor  
Chicago, Illinois 60601

2016 JUN 23 AM 10:03  
CIRCUIT COURT OF COOK  
COUNTY ILLINOIS  
CHANCERY DIV  
FILED-7

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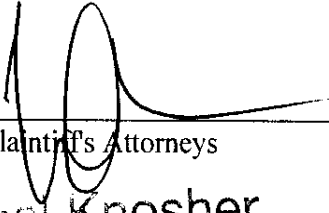
## CERTIFICATION

I, the undersigned attorney, certify that I prepared this notice on June 17, 2016 to be filed along with a copy of the lis pendens notice with the above entitled address.

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/she verily believes the same to be true.

Dated: 6/22/16

Edward R. Peterka (6220416)  
Alan S. Kaufman (6289893)  
Shara A. Netterstrom (6294499)  
Zachariah L. Manchester (6303885)  
Joel A. Knosher (6298481)  
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MANLEY DEAS KOCHALSKI LLC  
Attorneys for Plaintiff  
One East Wacker, Suite 1250, Chicago, IL 60601  
Phone: 312-651-6700; Fax: 614-220-5613  
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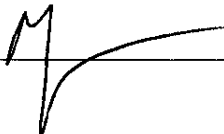
  
\_\_\_\_\_  
One of Plaintiff's Attorneys  
Joel Knosher  
ARDC #6298481

# UNOFFICIAL COPY

## CERTIFICATE OF SERVICE

Under penalties as provided by law pursuant to 735 ILCS 5/1-109 of the Illinois Code of Civil Procedure, the undersigned certifies that true and correct copies of this Certificate of Service and Lis Pendens were served on the Parties named below, via electronic submission, on 6/23, 2016.

Signed and Certified \_\_\_\_\_



Illinois Department of Financial  
and Professional Regulation  
100 West Randolph Street, 9<sup>th</sup> Floor  
Chicago, IL 60601

Property of Cook County Clerk's Office