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STATE OF ILLINOIS)
COUNTY OF COOK) SS.



1710445062

Doc# 1710445062 Fee \$42.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/14/2017 12:26 PM PG: 1 OF 3

P.I.N. 20-12-114-054-1032 **NOTICE OF LIEN**

KNOW ALL MEN BY THESE PRESENTS, that the 5401 South Hyde Park Boulevard Condominium Association, an Illinois not-for-profit corporation, has and claims a lien pursuant to 765 ILCS 605/09 against Debra Rogers and Augustus Rogers, on the property described herein below.

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

Legal Description

UNIT NUMBER 903 IN THE 5401 SOUTH HYDE PARK CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 1 AND THE NORTH 20 FEET OF LOT 2 (EXCEPT THAT PART OF SAID LOTS TAKEN FOR ALLEY) IN JAMES MORGAN'S EAST END AVENUE SUBDIVISION IN THE SOUTH WEST FRACTIONAL $\frac{1}{4}$ OF SECTION 12, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 24254360, AS AMENDED BY DOCUMENT NUMBER 24266301; TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

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As indicated in the above legal description, said property is subject to a Declaration establishing a plan for condominium ownership of the premises commonly described as that 5401 South Hyde Park Boulevard Condominium Association, recorded with the Recorder of Deeds of Cook County, Illinois. Said Declaration provides for the creation of a lien for the monthly assessments or charges imposed pursuant thereto, together with interest, costs, and reasonable attorney's fees necessary for collection.

That the balance of special or regular assessments, unpaid and owing pursuant to the aforesaid Declaration after allowing all credits, is the sum of **\$5,820.06** through February, 2017 plus after-accruing assessments. Said assessments, together with interest, costs, and reasonable attorneys' fees, both present and after-accruing, constitute a lien on the aforesaid real estate.

Respectfully Submitted,

**5401 SOUTH HYDE PARK BOULEVARD
CONDOMINIUM ASSOCIATION**

By: 

One of its Attorneys

THIS DOCUMENT PREPARED BY:

David R. Buetow
FUCHS & ROSELLI, LTD.
440 West Randolph Street
Suite 500
Chicago, Illinois 60606
TEL (312) 651-2400
FAX (312) 651-2499

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VERIFICATION

Bebe Ferenac, being first duly sworn on oath, deposes and says that she is the Property Manager of 5401 South Hyde Park Boulevard Condominium Association; that she is exclusively designated to be Property Manager of the aforesaid condominium building; that she is empowered to execute documents on behalf of the Association, an Illinois not-for-profit corporation; and that she has read the foregoing Notice of Lien, know the contents thereof, and that the same are true.

By: _____

Bebe Ferenac,
 Property Manager of 5401 South Hyde Park
 Boulevard Condominium Association

Subscribed and sworn to before
 me this 27th day of ~~February~~ March 2017.

Lauren A. Russell
 Notary Public

