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NOTICE OF LIEN FOR UNPAID COMMON CHARGES



Doc# 1711416873 Fee \$60.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/24/2017 12:31 PM PG: 1 OF 2

STATE OF ILLINOIS)
)
COUNTY OF COOK)

TO: The Cook County Recorder of Deeds, State of Illinois;
Mohamed Naser; and whom else it may concern:

Notice is hereby given that the Westridge Condominium Association Unit No. 2, the undersigned lienor, has and claims a lien for unpaid common charges pursuant to Section 9(g)(1) of the Illinois Condominium Property Act, (765 ILCS 605/9(g)(1)) and pursuant to Article 10, Section 9(a) of the Declaration of Covenants and Restrictions for the Westridge Condominium Association No.2.

1. The name of the lienor is Westridge Condominium Association No. 2, acting on behalf of all unit owners of Westridge Condominium Association No. 2, a condominium pursuant to a Declaration of Condominium, herein called "the Declaration" and recorded on May 31, 1974 in the office of the Recorder of Deeds of Cook County, Illinois. Lienor's attorney is Daniel J. Sugrue, whose office address is 281 Crescent Knoll, in the Village of Green Oaks, County of Lake, State of Illinois.
2. The name of the owner of the real property described below, against whose interest lienor claims a lien is Mohamed Naser.
3. The property subject to the lien claimed here is that portion of Westridge Condominium Association No. 2 designated as Unit 10 in the Declaration.
4. As provided in the Declaration, the owner of the unit is liable for a proportionate share of the common expenses remaining equal to 4.965 percent of the total amount of the common expenses.
5. As provided in the Declaration, amounts assessed as common expenses remaining unpaid constitute a lien against the unit with respect to which the assessment was made.
6. As recited in the deed to the unit, accepted by Mohamed Naser as grantee, the unit is held subject to all the terms and conditions contained in the Declaration and by-laws of the condominium, including the condition that the proportionate share of common expenses set forth above must be paid by the unit owner.
7. Common charges and accrued interest thereon, in the total amount of \$1,350.00 are and remain due and owing with respect to the unit, commonly known as 9829 S. Nottingham, Unit 10, Chicago Ridge, Illinois and legally described as follows:

Unit No. 10 together with its undivided percentage interest in the common elements in Westridge Condominium Unit No. 2 as delineated and defined in

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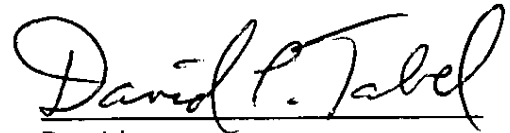
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the Declaration recorded as Document No.22733397, as amended from time to time, in the Northwest ¼ of Section 7, Township 37 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

P.I.N. 24-07-113-031-1009

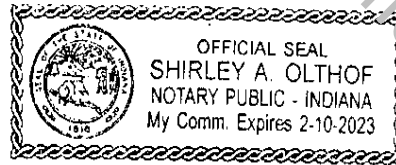
The undersigned, acting on behalf of all the unit owners of Westridge Condominium Association No. 2, claims a lien on Unit 10 until all sums for unpaid common charges and accrued interest thereon are paid.

Dated April 19, 2017


President

Subscribed and sworn to before me
This 19th day of April, 2017


Notary Public



Prepared by:
Daniel J. Sugrue
Law Offices of Daniel J. Sugrue, Ltd.
281 Crescent Knoll
Green Oaks, IL 60048