

UNOFFICIAL COPY



LIS PENDENS NOTICE

Doc# 1718113003 Fee \$44.00

STATE OF ILLINOIS
COOK COUNTY

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/30/2017 09:29 AM PG: 1 OF 4

IN THE CIRCUIT COURT
OF COOK COUNTY

COOK COUNTY, ILLINOIS

Type or Print Complete Information

[Reserved for Recorder's Use Only]

F17060019]
Wells Fargo Bank, National Association, as Trustee]
for Structured Adjustable Rate Mortgage Loan]
Trust Mortgage Pass-through Certificates, Series]
2004-5]

CASE NO.

17 CH 8989

Filed With The Court:

Plaintiff,

6-28-17

vs.

Jeffrey A. Balgro aka Jeffrey Balgro; Surrey Park
Octominiums Homeowners Association; BMO
Harris Bank, N.A. sbm to Harris Bank
Glencoe-Northbrook, N.A.; Unknown Owners and
Non-Record Claimants
Defendants.

LIS PENDENS AND NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that I caused the above entitled mortgage foreclosure action to be filed in the above referenced circuit court and that the property affected by said cause is described as follows: SEE ATTACHED LEGAL DESCRIPTION P.I.N. 08-08-401-059-1062

- (i) The names of all plaintiffs, defendants and the case number are set forth above.
- (ii) The court in which the action was brought is set forth above.
- (iii) The names of the title holders of record are: Jeffrey A. Balgro
- (iv) The legal description is set forth below.
- (v) The common address or location of the property is: 1840 West Surrey Park Lane, Unit 2C, Arlington Heights, Illinois 60005

JA

UNOFFICIAL COPY

- (vi) Identification of the mortgage sought to be foreclosed
- a) Mortgagors: Jeffrey A. Balgro aka Jeffrey Balgro
 - b) Mortgagee: Mortgage Electronic Registration Systems, Inc., solely as nominee for Guaranteed Rate, Inc., its successors or assigns
 - c) Date of mortgage: March 18, 2004
 - d) Date and place of recording:
April 2, 2004 in the office of the Recorder of Deeds or Registrar of Titles
 - e) Document number: 0409314050

Recording document identification:

The undersigned further certifies pursuant to 735 ILCS 5/15-1218:

- (a) The name and address of the party plaintiff making said claim and asserting said mortgage is: Wells Fargo Bank, National Association, as Trustee for Structured Adjustable Rate Mortgage Loan Trust Mortgage Pass-through Certificates, Series 2004-5
- (b) Said plaintiff claims a mortgage lien upon said real estate: 1840 West Surrey Park Lane, Unit 2C, Arlington Heights, Illinois, 60005
- (c) The nature of said claim is the mortgage and foreclosure action described above.
- (d) The names of the persons against whom said claim is made are: Jeffrey A. Balgro aka Jeffrey Balgro; Surrey Park Octominiums Homeowners Association; BMO Harris Bank, N.A. sbm to Harris Bank Glencoe-Northbrook, N.A.;
- (e) The legal description of said real estate appears below
- (f) The name and address of the person executing this notice appears below.
- (g) The name and address of the person who prepared this notice appears below.



One of its Attorneys

Prepared by:

ANSELMO LINDBERG OLIVER LLC

1771 W. Diehl Rd., Ste 120

Naperville, IL 60563-4947

630-453-6960 | 866-402-8661 | 630-428-4620 (fax)

Attorney No. Cook 58852, DuPage 293191, Kane 031-26104,

Peoria 1794, Winnebago 3802, IL 03126232

foreclosure@ALOLawGroup.com

THIS LAW FIRM IS DEEMED TO BE A DEBT COLLECTOR.

Return To:

Firefly Legal, Inc.

19150 S. 88th Ave.

Mokena, IL 60448

Michael C. Crowe

Attorney-at-Law ARDC No. 6318296

Anselmo Lindberg Oliver LLC

UNOFFICIAL COPY

LEGAL DESCRIPTION:

UNIT 1840-2-C AS DELINEATED ON PLAT OF SURVEY OF ALL OR PORTIONS OF ONE OR MORE LOTS IN SURREY PARK PLANNED DEVELOPMENT, A SUBDIVISION IN SECTION 8, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT 'D' TO DECLARATION OF CONDOMINIUM MADE BY NATIONAL BOULEVARD BANK OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 25, 1973 AND KNOWN AS TRUST NUMBER 4813, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 22889749; TOGETHER WITH A PERCENTAGE OF THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION, AS AMENDED FROM TIME TO TIME, WHICH PERCENTAGE SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH AMENDED DECLARATIONS AS SAME ARE FILED OF RECORD PURSUANT TO SAID DECLARATION, AND TOGETHER WITH ADDITIONAL COMMON ELEMENTS AS SUCH AMENDED DECLARATIONS ARE FILED OF RECORD, IN THE PERCENTAGES SET FORTH IN SUCH AMENDED DECLARATIONS, WHICH PERCENTAGES SHALL AUTOMATICALLY BE DEEMED TO BE CONVEYED EFFECTIVE ON THE RECORDING OF EACH SUCH AMENDED DECLARATION, AS THOUGH CONVEYED HEREBY, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

CERTIFICATE OF SERVICE OF LIS PENDENS ON THE ILLINOIS DEPARTMENT OF FINANCIAL AND PROFESSIONAL REGULATION

AFFIDAVIT

State of Illinois)
) SS
County of Cook)

I, Kelly Kirchhoff, on oath do hereby depose and state that I electronically delivered the attached Lis Pendens to the Illinois Department of Financial and Professional Regulation at the Thompson Center, 100 W. Randolph Street, Chicago, IL 60601, on 6-29-17.

Date: 6-29-17
Signature: Kelly Kirchhoff
Name: Kelly Kirchhoff
Title: Legal Process Coordinator
Company: Firefly Legal

CERTIFICATION

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 verily believes the same to be true.

Date: 6-29-17
Signature: Kelly Kirchhoff
Name: Kelly Kirchhoff
Title: Legal Process Coordinator
Company: Firefly Legal