

UNOFFICIAL COPY

STATE OF ILLINOIS

) SS.

COUNTY OF COOK

)

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



1726529101

Doc# 1726529101 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/22/2017 03:16 PM PG: 1 OF 4

Hale Avenue Condominium Association, an Illinois not-for-profit corporation,

Claimant,
vs.

Katherine McNamara

Defendant(s)

PIN: 25-18-207-067-1008

CLAIM FOR LIEN in the amount of \$1,249.69 plus costs and attorneys' fees.

(RESERVED FOR RECORDER'S USE ONLY)

Hale Avenue Condominium Association, an Illinois not-for-profit corporation, hereby files a Claim for Lien against Katherine McNamara, 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 FOR LEGAL DESCRIPTION.

and commonly known as: 10537 South Hale Avenue, Unit 1E, Chicago, IL 60643

That said property is subject to a Declaration of covenants, conditions and restrictions recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 0509419042. Said Declaration provides for the creation of a lien for the assessment and/or charges of the Association and the special assessments 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 \$1,249.69, 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: Kathryn Formeller
Its Attorney

This instrument was prepared by:
Kathryn A. Formeller
TRESSLER LLP
2600 East 107th Street, Suite 100
Bolingbrook, IL 60440
(630) 343-5200

File No. 10110-5

S 7
P A
S M
M M
SC 7
E 7
INT 7

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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) Hale Avenue Condominium Association, an Illinois not-for-profit corporation, by Kathryn A. Formeller, 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. 0509419042 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 FOR LEGAL DESCRIPTION.

and commonly known as: 10537 South Hale Avenue, Unit 1E, Chicago, IL 60643

Dated this 11 September 2017 in Bolingbrook, Illinois.

This instrument was prepared by:
Kathryn A. Formeller, Attorney
TRESSLER LLP
2600 East 107th Street, Suite 100
Bolingbrook, IL 60440
630/343-5200

File No. 10110-5

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LEGAL DESCRIPTION

Unit No. 10537-1E, in Hale Avenue Condominiums, as delineated on a survey of the following described Real Estate: Lot 28 in Block 3 in Erastus A. Barnard's Subdivision of that part of the west half of the northeast quarter of Washington Heights Branch Railroad (except therefrom the East 16 rods of the South 20 rods thereof) in section 18, Township 37 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as an exhibit to the Declaration of Condominium recorded April 5, 2005 and prior as Document No. 0509419042, as amended from time to time, together with an undivided percentage interest in the common elements, in Cook County, Illinois.

Property of Cook County Clerk's Office

**COOK COUNTY
RECORDER OF DEEDS**

STATE OF ILLINOIS
COUNTY OF COOK

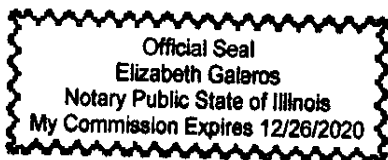
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Kathryn A. Formeller, being first duly sworn on oath deposes and says she is the attorney for Hale Avenue Condominium Association, the above named Claimant, that she has read the foregoing Claim for Lien, knows the contents thereof, and that all statements therein contained are true to the best of her knowledge.



Subscribed and sworn to before me
this 11 September 2017.


Notary Public

RETURN TO:
TRESSLER LLP
2600 East 107th Street, Suite 100
Bolingbrook, IL 60440
(630) 343-5200

KAF: mg
File No. 10110-5

Property of Cook County Clerk's Office