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<p><b>LIS PENDENS</b></p> <p><b>(NOTICE OF FORECLOSURE AND ACTION AFFECTING LAND)</b></p>	 *1728529044* Doc# 1728529044 Fee \$46.00 RHSP FEE:\$9.00 RPRF FEE: \$1.00 KAREN A.YARBROUGH COOK COUNTY RECORDER OF DEEDS DATE: 10/12/2017 03:22 PM PG: 1 OF 5  (For Recorder Use Only)
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**IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS  
COUNTY DEPARTMENT, CHANCERY DIVISION**

U.S. BANK, N.A., NOT IN ITS INDIVIDUAL )  
CAPACITY, BUT SOLELY AS LEGAL TITLE )  
TRUSTEE FOR BCAT 2016-17TT )

Plaintiff, )

v. )

BRANDON D. MCROYAL, UNKNOWN SPOUSE OF )  
BRANDON D. MCROYAL, UNKNOWN OWNERS AND )  
NON-RECORD CLAIMANTS. )

Defendants. )

No. )  
15216 E END AVE )  
DOLTON, IL 60419 )

**LIS PENDENS  
NOTICE OF FORECLOSURE  
AND ACTION AFFECTING LAND**

The undersigned certifies, pursuant to 735 ILCS 5/15-1503, that the above-entitled action was filed on August 25, 2017, and is now pending.

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1. The names of the Plaintiff and the case number are identified above.
2. The court in which said action was brought is identified above.
3. The name of the title holder of record is: Brandon D. McRoyal.
4. The legal description of the real estate, sufficient to identify it with reasonable certainty, is described as follows:

LOT 3 IN TRUBY'S SUBDIVISION, BEING A SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN PER PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TORRENS TITLE OF COOK COUNTY, ILLINOIS, ON OCTOBER 28, 1960, AS DOCUMENT 1949714, (EXCEPTING THEREFROM THAT PART THEREOF LYING WEST OF THE EAST LINE OF THE WEST 10.00 ACRES OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN), ALL IN COOK COUNTY, ILLINOIS.

P.I.N. 29-12-320-027-0000

5. A common address or description of the location of the real estate is as follows:

15216 E. End Ave, Dolton, IL 60419
6. An identification of the Mortgage sought to be foreclosed is as follows:

Name of Mortgagor: Brandon D. McRoyal

Name of Mortgagee: Bank of America, N.A.

Date of Mortgage: The Mortgage is dated September 29, 2016

Dates of Recording: The Mortgage was recorded on October 10, 2016

County Where Mortgage Was Recorded: Cook County

Recording Document Identification: The Mortgage was recorded as Document No. 0628342066.
7. The undersigned further certifies pursuant to 735 ILCS 5/15-1218:
  - a. The name and address of the Plaintiff making said claim and asserting said Mortgage is:

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Selene Finance, as servicer for Plaintiff, 9990 Richmond Ave, Suite 400  
South, Houston, TX 77042

- b. Said Plaintiff claims a mortgage lien upon said real estate.
- 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:  
  
BRANDON D. MCROYAL, UNKNOWN SPOUSE OF BRANDON  
D. MCROYAL, UNKNOWN OWNERS and NON-RECORD  
CLAIMANTS
- e. The legal description of said real estate appears above.
- 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.

U.S. BANK, N.A., NOT IN ITS INDIVIDUAL  
CAPACITY, BUT SOLELY AS LEGAL TITLE  
TRUSTEE FOR BCAT 2016-17TT

By: /s Eric J. Malnar  
One of its attorneys

PREPARED BY: Eric J. Malnar  
One of the Attorneys for Plaintiff

RETURN TO: Eric J. Malnar  
Quintairos, Prieto, Wood & Boyer, P.A.  
233 South Wacker Drive, 70<sup>th</sup> Floor  
Chicago, Illinois 60606  
(312) 566-0040  
Eric.malnar@qpwbllaw.com

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## CERTIFICATE OF SERVICE

The undersigned attorney being first duly sworn on oath, deposes and states that he has electronically filed this Lis Pendens with the Illinois Department of Financial and Professional Regulation, Division of Banking, in accordance with 765 ILCS 77/70(g) on ~~August 25, 2017.~~

October 12, 2017

/s Eric J. Malnar

Eric J. Malnar

Property of Cook County Clerk's Office

**COOK COUNTY  
RECORDER OF DEEDS**

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## CERTIFICATE/AFFIDVIT OF SERVICE

The undersigned attorney being first duly sworn on oath, deposes and states that he has sent by first class mail, postage prepaid the attached Lis Pendens, Notice of Foreclosure and Action Affecting Land to the entity below on August 25, 2017 in accordance with 735 ILCS 5/15-1503.

Village of Dolton  
14122 Chicago Road  
Dolton, IL

/s Eric J. Malnar  
Eric J. Malnar

**COOK COUNTY  
RECORDER OF DEEDS**

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