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\*1818306174\*

Doc# 1818306174 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/02/2018 12:51 PM PG: 1 OF 4

THIS DOCUMENT PREPARED BY AND AFTER RECORDING RETURN TO:

Robbins, Salomon & Patt, Ltd.  
180 N. LaSalle Street, Suite 3300  
Chicago, Illinois 60601  
Attn: Diana Psarras  
312-782-9000

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS  
COUNTY DEPARTMENT, CHANCERY DIVISION

BYLINE BANK f/k/a NORTH COMMUNITY )  
BANK, successor by merger with Metrobank, )  
f/k/a Citizens Community Bank of Illinois f/k/a )  
Citizens Bank-Illinois N.A., )

Plaintiff, )

v. )

SKS & ASSOCIATES, INC., JOHN )  
KRATOCHVIL, individually, and as )  
TRUSTEE OF THE JOHN KRATOCHVIL )  
LIVING TRUST DATED OCTOBER 11, 2001 )  
UNDER A TRUST AGREEMENT DATED )  
OCTOBER 11, 2011 and as TRUSTEE OF )  
THE DEANNA KRATOCHVIL LIVING )  
TRUST DATED OCTOBER 11, 2001 UNDER )  
A TRUST AGREEMENT DATED OCTOBER )  
11, 2001; DEANNA KRATOCHVIL, )  
individually, and as TRUSTEE OF THE JOHN )  
KRATOCHVIL LIVING TRUST DATED )  
OCTOBER 11, 2001 UNDER A TRUST )  
AGREEMENT DATED OCTOBER 11, 2011 )  
and as TRUSTEE OF THE DEANNA )  
KRATOCHVIL LIVING TRUST DATED )  
OCTOBER 11, 2001 UNDER A TRUST )  
AGREEMENT DATED OCTOBER 11, 2001; )  
UNKNOWN BENEFICIARY'S OF THE )  
JOHN KRATOCHVIL LIVING TRUST )  
DATED OCTOBER 11, 2001; UNKNOWN )

Case No. 18 CH 07979

Subject property:

1301 Evers  
Westchester, IL 60153

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BENEFICIARY'S OF THE DEANNA )  
 KRATOCHVIL TRUST DATED OCTOBER )  
 11, 2001; FIRST NATIONAL BANK OF )  
 BROOKFIELD; CADLES OF WEST )  
 VIRGINIA LLC; GORDANA MILIC- )  
 MARJANOVIC; HAROLD J. SLINKMAN; )  
 MICHAEL J. SLINKMAN; UNKNOWN )  
 OWNERS; and NONRECORD CLAIMANTS, )  
 )  
 Defendants. )

## NOTICE OF FORECLOSURE

The undersigned, pursuant to Section 15-1503 of the Illinois Mortgage Foreclosure Law (735 ILCS 5/15-1503 (West 2018)), does hereby certify that the above-entitled mortgage foreclosure action was filed in the Circuit Court of Cook County, Illinois on June 25, 2018, and that certain real property affected by said cause is described as follows:

1. LEGAL DESCRIPTION:

PARCEL 1:

LOT 1 IN BLOCK 11 IN MIDLAND DEVELOPMENT COMPANY'S HIGH RIDGE PARK FIRST ADDITION A RESUBDIVISION OF PORTION OF WILLIAM ZELOSKY'S HIGH RIDGE PARK A SUBDIVISION IN THE NORTH WEST QUARTER OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN.

ALSO PARCEL 2:

THE SOUTH HALF OF VACATED STREET NORTH AND ADJOINING THE ABOVE PREMISES AS VACATED BY ORDINANCE OF THE VILLAGE OF WESTCHESTER RECORDED AS DOCUMENT 16255096 IN COOK COUNTY, ILLINOIS.

2. COMMON ADDRESS:

1301 Evers, Westchester, IL 60153

3. PERMANENT INDEX NUMBER:

15-20-111-031-0000

4. MORTGAGE TO BE FORECLOSED:

(A) Nature of instruments:  
 MORTGAGE

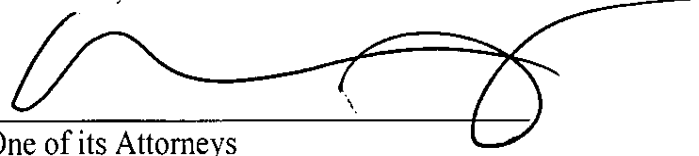
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- (B) Date of Mortgage:  
September 13, 2002
- (C) Name of Mortgagor:  
JOHN KRATOCHVIL, as TRUSTEE OF THE JOHN KRATOCHVIL LIVING TRUST DATED OCTOBER 11, 2001 UNDER A TRUST AGREEMENT DATED OCTOBER 11, 2011; and  
JOHN KRATOCHVIL, as TRUSTEE OF THE DEANNA KRATOCHVIL LIVING TRUST DATED OCTOBER 11, 2001 UNDER A TRUST AGREEMENT DATED OCTOBER 11, 2001
- (D) Name of Titleholder of Record:  
JOHN KRATOCHVIL OR DEANNA KRATOCHVIL, TRUSTEES, UNDER THE JOHN KRATOCHVIL LIVING TRUST, DATED OCTOBER 11, 2001, AS TO 50% INTEREST AND DEANNA KRATOCHVIL OR JOHN KRATOCHVIL, TRUSTEES, UNDER THE DEANNA KRATOCHVIL LIVING TRUST, DATED OCTOBER 11, 2001, AS TO 50% INTEREST
- (E) Name of Mortgagee:  
CITIZENS BANK-ILLINOIS, N.A., PREDECESSOR IN INTEREST TO BYLINE BANK F/K/A NORTH COMMUNITY BANK, SUCCESSOR BY MERGER TO METROPARK F/K/A CITIZENS BANK OF ILLINOIS, F/K/A CITIZENS BANK-ILLINOIS, N.A.
- (F) Date and place of recording:  
DATE: February 20, 2003  
PLACE: Recorder of Deeds of Cook County, Illinois
- (G) Identification of recording:  
DOCUMENT NO. 0030238277
- (H) Interest subject to the Mortgage:  
FEE SIMPLE
- (I) Amount of original indebtedness and subsequent advances:  
ORIGINAL INDEBTEDNESS: \$150,000.00  
SUBSEQUENT ADVANCES: N/A
- (J) Total Amount Due as of June 15, 2018 (excluding attorneys' fees, costs and expenses): \$68,512.99

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BYLINE BANK F/K/A NORTH COMMUNITY BANK, SUCCESSOR BY MERGER WITH METROBANK F/K/A CITIZENS COMMUNITY BANK OF ILLINOIS F/K/A CITIZENS BANK-ILLINOIS, N.A.

By:

  
One of its Attorneys

After recording return to:

Diana H. Psarras  
Robbins, Salomon & Patt, Ltd.  
180 N. LaSalle Street, Suite 3300  
Chicago, Illinois 60601  
(312) 782-9000

Property of Cook County Clerk's Office