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Edward M. Moody
Cook County Recorder of Deeds
Date: 12/24/2019 08:58 AM Pg: 1 of 3

Above space for Recorder's User Only

Cook County #21762

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

Ditech Financial LLC

PLAINTIFF

Vs.

Iva Zaharieva; Crown Mortgage Company; Fifth Third
Bank, National Association; Elk Grove Estates
Townhome Condominium Parcel "E" Association; Elk
Grove Estates Homeowners' Association; Unknown
Owners and Nonrecord Claimants

DEFENDANTS

No. 2019CH14541

741 Wellington Ave Unit 13
Elk Grove Village, IL 60007

LIS PENDENS AND NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that the above-entitled cause was filed in the above Court for Foreclosure and is now pending in said Court and that the property affected by said cause is described as follows:

- (i) The names of all Plaintiffs, Defendants and 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 as follows:
Iva Zaharieva
- (iv) The legal description is:



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UNIT NUMBER 13 IN THE ELK GROVE ESTATES TOWNHOME CONDOMINIUM PARCEL E, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 1-16, 73 - 88, 145 AND 151 IN ELK GROVE ESTATES TOWNHOME CONDOMINIUM SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 29 AND PART OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 21673693 AND AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

TAX PARCEL NUMBER: 08-32-109-001-1013

(v) The common address or location of the property is:

741 Wellington Ave Unit 13
Elk Grove Village, IL 60007

(vi) Identification of the mortgage sought to be foreclosed:

a) Mortgagors:

Iva Zaharieva

b) Mortgagee:

Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for First Centennial Mortgage Corporation


c) Date of mortgage: 2/17/2017

d) Date and place of recording:

12/23/2017

Office of the Recorder of Deeds of Cook County Illinois

e) Document Number: 1705415095

SIGNATURE:  Matthew A. Naglewski
Attorney of Record ARDC # 6322722

THIS DOCUMENT WAS PREPARED BY/MAIL TO: BOX 70

Codilis & Associates, P.C.

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Burr Ridge, IL 60527

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Cook #21762

14-19-11710

NOTE: This law firm is a debt collector.

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DEFENDANTS

741 Wellington Ave Unit 13
Elk Grove Village, IL 60007

NOTICE OF FILING PURSUANT TO PREDATORY LENDING DATABASE ACT

TO: Illinois Department of Financial and Professional Regulation
Division of Banking
100 W. Randolph, 9th Floor, Chicago, IL 60603
Attn: Anti Predatory Lending Database (APLD)

PLEASE TAKE NOTICE that a copy of the attached Lis Pendens was filed with the Illinois Department of Financial and Professional Regulation Division of Banking.

Codilis & Associates, P.C.

By: 

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Matthew A. Naglewski
ARDC # 6322722

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PROOF OF SERVICE

I, the undersigned, a non-attorney, certify that a copy of this notice was served by electronic transmission on December 19, 2019.

By: 