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Doc#. 2005646046 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 02/25/2020 09:01 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

U.S. Bank National Association, as Trustee for TBW
Mortgage-Backed Trust Series 2007-2, TBW Mortgage
Pass-Through Certificates, Series 2007-2

PLAINTIFF

Vs.

Christian Perez; Mortgage Electronic Registration
Systems, Inc.; TD Bank USA, N.A.; United States of
America; State of Illinois - Department of Revenue;
Unknown Owners and Nonrecord Claimants

DEFENDANTS

No. 2020CH02084

5307 West Dakin Street
Chicago, IL 60641

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:
Christian Perez
- (iv) The legal description is:



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LOT 47 IN WILLIAM H. BRITIGAN'S FOURTH ADDITION TO PORTAGE PARK IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

TAX PARCEL NUMBER: 13-21-106-018-0000

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

5307 West Dakin Street
Chicago, IL 60641

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

a) Mortgagors:
Christian Perez

b) Mortgagee:
Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for Taylor, Bean & Whitaker Mortgage Corp.

c) Date of mortgage: 2/9/2007

d) Date and place of recording:
2/21/2007
Office of the Recorder of Deeds of Cook County Illinois

e) Document Number: 0705205105

SIGNATURE: _____

Attorney of Record

Jim Bernard
ARDC # 6255639

THIS DOCUMENT WAS PREPARED BY/MAIL TO: BOX 70

Codilis & Associates, P.C.
15W030 North Frontage Road, Suite 100
Burr Ridge, IL 60527
(630) 794-5300
pleadings@il.cslegal.com
Cook #21762
14-20-01237

NOTE: This law firm is a debt collector.

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DEFENDANTS

No. 2020CH02084

5307 West Dakin Street
Chicago, IL 60641

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: 

Codilis & Associates, P.C.
15W030 North Frontage Road, Suite 100
Burr Ridge, IL 60527
(630) 794-5300
pleadings@il.cslegal.com
Cook #21762
14-20-01237

Jim Bernhart
ARDC # 6255639

NOTE: This law firm is a debt collector.

PROOF OF SERVICE

I, the undersigned, a non-attorney, certify that a copy of this notice was served by electronic
transmission on February 24, 2020.

By: 