

# UNOFFICIAL COPY

Doc#: 2010003254 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 04/09/2020 12:48 PM Pg: 1 of 4

Property of Cook County Clerk's Office

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**Recorder's Stamp**

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

NEWREZ LLC D/B/A SHELLPOINT MORTGAGE  
SERVICING,

PLAINTIFF

VS.

RAMIR A. DOMINGO; ESPERANZA R. DOMINGO;  
ABS LOAN TRUST V; REGATTA CONDOMINIUM  
ASSOCIATION; UNKNOWN OWNERS, GENERALLY,  
AND NON-RECORD CLAIMANTS.

DEFENDANTS

Case No: 2020CH03506

Cal No.: 01

Property Address:

420 East Waterside Drive, Unit 907

Parking Space Unit 7-154,

Storage Space S-287

Chicago, IL 60601


**NOTICE OF FORECLOSURE**  
**(LIS PENDENS)**

Pursuant to 735 ILCS 5/15-1503 and 5/2-1901, the undersigned certifies that the above-entitled cause was filed on March 24, 2020 and is now pending.

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- 1 Name 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 holders of record are: Ramir A. Domingo
- 4 The real estate to be foreclosed is legally described on Exhibit A;
- 5 The common address of the property is: 420 East Waterside Drive  
Unit 907  
Parking Space Unit P-154, Storage Space S-287  
Chicago, IL 60601
- 6 The permanent real estate index number is: 17-10-400-035-1089; 17-10-400-035-1476
- 7 The mortgages sought to be foreclosed are further identified as follows:
  - a Name of Mortgagor: Ramir A. Domingo
  - b Name of Mortgagee in the Mortgage: Mortgage Electronic Registration Systems, Inc.  
as nominee for America's Wholesale Lender
  - c Date and Place of Recording: 10/23/2006, Cook County Recorder's Office
  - d Identification of Recording: Document No. 0629605012
  - e Interest encumbered by the Mortgage: Fee Simple;

  
 Johnny Dale Frevert Jr., Esq., ARDC # 6305960  
 Attorney for Plaintiff

Prepared by and Return to:

Johnny Frevert  
 Kluever & Platt, LLC  
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 (312) 236-0077  
 Attorney No. 38413  
 courtresults@klueverplatt.com  
 Our File #: SMS000187-20FC1

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## EXHIBIT A

### LEGAL DESCRIPTION:

#### PARCEL 1:

UNIT 907 AND PARKING SPACE UNIT P-154, TOGETHER WITH THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-287, A LIMITED COMMON ELEMENT IN THE REGATTA CONDOMINIUM AS DELINEATED AND DEFINED ON, THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE:

LOT 6 AND THE EAST 20 FEET OF LOT 5 IN LAKESHORE EAST SUBDIVISION OF PART OF THE UNSUBDIVIDED LANDS LYING EAST OF AND ADJOINING FORT DEARBORN ADDITION TO CHICAGO, SAID ADDITION BEING IN THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 4, 2003 AS DOCUMENT 0030301045, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 15, 2006 AS DOCUMENT NUMBER 0622717054, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

#### PARCEL 2:

NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, INCLUDING EASEMENTS FOR ACCESS TO IMPROVEMENTS BEING CONSTRUCTED OVER TEMPORARY CONSTRUCTIONS EASEMENT AREAS, FOR PEDESTRIAN AND VEHICULAR INGRESS AND EGRESS ON, OVER, THROUGH AND ACROSS THE STREETS, AND TO UTILIZE THE UTILITIES AND UTILITY EASEMENTS, ALL AS MORE PARTICULARLY DEFINED, DESCRIBED AND CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS, FOR LAKESHORE EAST MADE BY AND BETWEEN LAKESHORE EAST LLC, LAKESHORE EAST PARCEL P LLC, AND ASIN LAKESHORE EAST LLC DATED AS OF JUNE 26, 2002 AND RECORDED JULY 2, 2002 AS DOCUMENT 0020732020, AS AMENDED FROM TIME TO TIME.

#### PARCEL 3:

NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF EASEMENTS, RESERVATIONS, COVENANTS AND RESTRICTIONS RECORDED AUGUST 15, 2006 AS DOCUMENT NUMBER 0622717053 FOR SUPPORT, COMMON WALLS, CEILINGS AND FLOORS, EQUIPMENT AND UTILITIES, INGRESS AND EGRESS, MAINTENANCE AND ENCROACHMENTS, OVER THE LAND DESCRIBED THEREIN. (SAID BURDENED LAND COMMONLY REFERRED TO IN THE AFOREMENTIONED DECLARATION AS THE "RETAIL PARCEL".) SITUATED IN COOK COUNTY, ILLINOIS.

P.I.N. 17-10-400-035-1089; 17-10-400-035-1476

COMMON ADDRESS: 420 East Waterside Drive, Unit 907, Parking Space Unit P-154,  
Storage Space S-287, Chicago, IL 60601

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## CERTIFICATE OF SERVICE

The undersigned, an Attorney, states that a true copy of the above and foregoing Notice of Foreclosure (Lis Pendens Notice) was delivered to the Illinois Department of Financial and Professional Regulation by sending a copy via electronic mail to VeritecOps@ILAPLD.com, on or about March 31, 2020 in accordance with 765 ILCS 77/70(g).

By: \_\_\_\_\_



An Attorney

PRINTED NAME: Johnny Dale Frevert, Jr.

BARDC #6305960

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