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Edward M. Moody
Cook County Recorder of Deeds
Date: 06/24/2020 01:31 PM Pg: 1 of 3

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

WELLS FARGO BANK, N.A., AS TRUSTEE FOR
PARK PLACE SECURITIES, INC. ASSET-
BACKED PASS-THROUGH CERTIFICATES
SERIES 2005-WHQ3

Plaintiff

v.

ROBERT PANDEV; VERA PANDEV; UNKNOWN
OWNERS AND NON-RECORD CLAIMANTS

Defendant

NO: 2020CH04300

Property Address:
746 W Kedzie St
Niles, IL 60714

NOTICE OF FORECLOSURE **LIS PENDENS**

I, the undersigned, do hereby certify that the above entitled cause was filed in the above Court on 5/22/2020, for Foreclosure and is now pending in said Court.

AND FURTHER SAYETH:

1. Names of Title Holders of Record:

Robert Pandev and Vera Pandev

2. The following Mortgage is sought to be foreclosed:

Mortgage dated March 1, 2005 and recorded April 25, 2005 as Document No. 0511549276, in Cook County Recorder of Deeds, by and between Robert Pandev and Vera Pandev Husband and Wife, as mortgagor(s), and Argent Mortgage Company LLC as mortgagee who subsequently assigned the mortgage to Wells Fargo Bank, N.A., as Trustee for Park Place Securities, Inc. Asset-Backed Pass-Through Certificates Series 2005-WHQ3. Subject Mortgage was modified by a Loan Modification Agreement dated May 1, 2010, and further modified by a Loan Modification Agreement dated July 1, 2017.

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3. Said Mortgage encumbers the following described property:

LOT 53 IN JENNINGS AND GAHAN'S FOURTH ADDITION TO GRENNAN HEIGHTS,
IN THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 41 NORTH, RANGE 12, EAST
OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 7646 W Kedzie St, Niles, IL 60714

Tax I.D. #: 09-24-304-022-0000

By: 
Poulami Mal (ARDC#6330071)

Municipality or County may contact the below with concerns about the property:

PHH Mortgage
Thomas Donofrio
2001 Bishops Gate Blvd., Mail Stop SV-01, Mt. Laurel, IL
800-750-2518

PREPARED BY AND WHEN RECORDED RETURN TO:
POTESTIVO & ASSOCIATES, P.C.

Potestivo & Associates, P.C.
Alexander B. Potestivo (ARDC#6327455)
Marc Wagman (ARDC#6282192)
Poulami Mal (ARDC#6330071)
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Cook County Firm ID #: 43932
DuPage County Firm ID # 223623
Attorneys for Plaintiffs
ilpleadings@potestivolaw.com
Our File No.: 312614

Property of Cook County Clerk's Office

UNOFFICIAL COPYAtty File No. 312614IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT – CHANCERY DIVISIONWELLS FARGO BANK, N.A., AS TRUSTEE FOR PARK
PLACE SECURITIES, INC. ASSET-BACKED PASS-
THROUGH CERTIFICATES SERIES 2005-WHQ3

Plaintiff,

v.

ROBERT PANDEV; VERA PANDEV; UNKNOWN
OWNERS AND NON-RECORD CLAIMANTS

Defendants

Case Number: 2020CH04300Property Address:
7646 W Kedzie St.
Niles, IL 60714**COMPLIANCE WITH PREDATORY LENDING DATABASE SECTION
OF RESIDENTIAL REAL PROPERTY DISCLOSURE ACT**To: ILLINOIS DEPARTMENT OF FINANCIAL & PROFESSIONAL REGULATION
121 N. LaSalle, Room 107
Chicago, IL 60602**CERTIFICATION**I, Poulami Mal, attorney, certify that I prepared this notice on 05/13/2020 to be filed along with a
copy of the Lis Pendens notice with the above-titled address.

- (X) Under penalties as provided by law pursuant to 735 ILCS 5/1-109, I certify that the statements set forth herein are true and correct.



 Poulami Mal (ARDC#6330071)