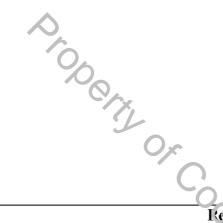
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Doc#. 2109507094 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 04/05/2021 06:16 AM Pg: 1 of 4



Recorder's Stamp

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

ATHENE ANNUITY AND LIFE COMPANY,

PLAINTIFF

VS.

Case No: 21 CH 01321

PHILIP RODGERS JR., PHILIP RODGERS, JR., SOLE TRUSTEE, OR HIS SUCCESSORS IN TRUST, UNDER THE PHILIP RODGERS, JR. LIVING TRUST DATED OCTOBER 31, 2001; UNKNOWN OWNERS GENERALLY; AND NON-RECORD CLAIMANTS.

Cal No. 60 Property Ada ess. 10601 Oak Avenue Chicago Ridge, IL 6041

DEFENDANTS

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 18, 2021 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.
- The name of the title holders of record are: Philip Rodgers Jr. and Philip Rodgers, Jr., sole

Trustee, or his successors in trust, under the Philip Rodgers, Jr. Living Trust dated October 31,

2001

- 4 The real estate to be foreclosed is legally described on Exhibit A;
- 5 The common address of the property is: 10601 Oak Avenue

Chicago Ridge, IL 60415

- 6 The permanent real estate index number is: 24-17-121-002-0000
- 7 The mortgages sought to be foreclosed are further identified as follows:

a Name of Mortgagor Philip Rodgers Jr.

b Name of Mortgagee in the Mortgage: Mortgage Electronic Registration Systems, Inc.,

as nominee for Countrywide Bank, FSB

c Date and Place of Recording: 08/12/2008, Cook County Recorder's Office

d Identification of Recording: Document No. 0822505001

e Interest encumbered by the Mortgage: Fee Simple;

Andrew Weiss, F.q., ARDC # 6284233

SOM CO

Attorney for Plaintiff

Prepared by and Return to:

Gabriella Galvan

Kluever Law Group, LLC 225 West Washington Street Suite 1550 Chicago, IL 60606 (312) 236-0077 Attorney No. 38413 courtresults@klueverlawgroup.com Our File #: SPS000838-21FC1

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EXHIBIT A

LEGAL DESCRIPTION:

LOTS 1 AND 2 IN BLOCK 11 IN CHICAGO RIDGE, A SUBDIVISION OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. 24-17-121-002-0000

Property of Cook County Clerk's Office

2109507094 Page: 4 of 4

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CERTIFICATE OF SERVICE

The undersigned, a non-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 22, 2021 in accordance with 765 ILCS 77/70(g).

By:

A Non-Attorney

A D NAI, OF COOK COUNTY CLARK'S OFFICE PRINTED NAME: Gabriella Galvan