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Karen A. Yarbrough
Cook County Clerk
Date: 04/16/2021 04:04 PM Pg: 1 of 3

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

Deutsche Bank National Trust Company, as Trustee
for Fremont Home Loan Trust 2004-4, Asset-Backed
Certificates, Series 2004-4

Plaintiff

v.

Emmett Siders (DECEASED); Sophia Siders A/K/A
Sophia Searles-Sider (DECEASED); Chicago Title
Land Trust Company, a corporation, as Trustee under
the provisions of a Trust Agreement dated the 2nd day
of May, 2011 and known as Trust Number
8002355388; Provincetown Improvement Association;
Unknown Heirs and Legatees of Emmett Siders;
Unknown Heirs and Legatees of Sophia Siders;
Unknown Owners and Non-Record Claimants

Defendant

NO: 2021CH01681

Property Address:
5628 S Justine St
Chicago, IL 60636

NOTICE OF FORECLOSURE **LIS PENDENS**

I, the undersigned, do hereby certify that the above entitled cause was filed in the above Court on
04/08/2021, for Foreclosure and is now pending in said Court.

AND FURTHER SAYETH:

1. Names of Title Holders of Record:

Chicago Title Land Trust Company, a corporation, as Trustee under the provisions of
a Trust Agreement dated the 2nd day of May, 2011 and known as Trust Number 8002355388

2. The following Mortgage is sought to be foreclosed:

Mortgage dated September 23, 2004 and recorded October 13, 2004 as Document No.
0428741004, in Cook County Recorder of Deeds, by and between Emmett Siders and

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Sophia Siders, Husband and Wife as Tenants in Common, as mortgagor(s), and Mortgage Electronic Registration Systems, Inc., as mortgagee as nominee for Fremont Investment & Loan its successors and assigns as mortgagee who subsequently assigned the mortgage to Deutsche Bank National Trust Company, as Trustee for Fremont Home Loan Trust 2004-4, Asset-Backed Certificates, Series 2004-4.


Subject Mortgage was further modified by a Loan Modification Agreement dated August 1, 2015.

3. Said Mortgage encumbers the following described property:

THE SOUTH ½ OF LOT 6 IN BLOCK 12 IN DR. SNOWDON'S SUBDIVISION OF THE NORTHWEST ¼ OF THE NORTHWEST ¼ OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 5628 S Justine St, Chicago, IL 60636

Tax I.D. #: 20-17-108-033-0000

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)
Carin Wolkenberg (ARDC#6304322)
223 W. Jackson Blvd., Suite 610
Chicago, Illinois 60606
Telephone: (312) 263-0003
Main Fax: (312) 263-0002
Cook County Firm ID #: 43932
DuPage County Firm ID # 223623
Attorneys for Plaintiff's
ilpleadings@potestivolaw.com
Our File No.: 312139

UNOFFICIAL COPYAtty File No. 312139**IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT – CHANCERY DIVISION****DEUTSCHE BANK NATIONAL TRUST COMPANY, AS
TRUSTEE FOR FREMONT HOME LOAN TRUST 2004-
4, ASSET-BACKED CERTIFICATES, SERIES 2004-4****Plaintiff,**

v.

**EMMETT SIDERS (DECEASED); SOPHIA SIDERS A/K/A
SOPHIA SEARLES-SIDER (DECEASED); CHICAGO
TITLE LAND TRUST COMPANY, A CORPORATION, AS
TRUSTEE UNDER THE PROVISIONS OF A TRUST
AGREEMENT DATED THE 2ND DAY OF MAY, 2011 AND
KNOWN AS TRUST NUMBER 8002355388;
PROVINCETOWN IMPROVEMENT ASSOCIATION;
UNKNOWN HEIRS AND LEGATEES OF EMMETT
SIDERS; UNKNOWN HEIRS AND LEGATEES OF SOPHIA
SIDERS; UNKNOWN OWNERS AND NON-RECORD
CLAIMANTS****Defendants**Case Number: 2021CH01681Property Address:
5628 S Justine St
Chicago, IL 60636**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 04/02/2021 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)