

# UNOFFICIAL COPY

Doc#. 2121855294 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/06/2021 02:17 PM Pg: 1 of 3

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**Above space for Recorder's User Only**

Cook County #21762

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

Bank of New York Mellon Trust Company, N.A. as  
Trustee for Mortgage Assets Management Series I Trust  
**PLAINTIFF**

**Vs.**

Deborah Dickerson; United States of America - Secretary  
of Housing and Urban Development; Unknown Heirs and  
Legatees of Jerome Dickerson; Illinois Housing  
Development Authority; Midland Funding, LLC; State of  
Illinois - Department of Revenue; Unknown Owners and  
Nonrecord Claimants

**DEFENDANTS**

No. 2021CH03786

8742 S Wabash Avenue  
Chicago, IL 60619

**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:  
Deborah Dickerson  
Unknown Heirs and Legatees of Jerome Dickerson

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(iv) The legal description is:

LOT 106 IN GARDEN HOMES. A SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 3, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN. IN COOK COUNTY. ILLINOIS.

**TAX PARCEL NUMBER:** 25-03-100-039-0000

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

8742 S Wabash Avenue  
Chicago, IL 60619

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

a) Mortgagors:

Jerome Dickerson executed the mortgage, however this individual is deceased and is not named as a defendant in this lawsuit

b) Mortgagee:

Financial Freedom Acquisition LLC, a subsidiary of OneWest Bank, FSB

c) Date of mortgage: 6/18/2009

d) Date and place of recording:

7/14/2009

Office of the Recorder of Deeds of Cook County Illinois

e) Document Number: 0919541117

SIGNATURE: /s/ Matthew Naglewski  
ARDC No. 6322722  
Attorney of Record

**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  
14-20-06450

**NOTE: This law firm is a debt collector.**

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**DEFENDANTS**

No. 2021CH03786

8742 S Wabash Avenue  
Chicago, IL 60619

**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: /s/ Matthew Naglewski  
6322722

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**PROOF OF SERVICE**

I, the undersigned, a non-attorney, certify that a copy of this notice was served by electronic transmission on August 5, 2021.

By: Amanda Ngo