

UNOFFICIAL COPY

LIS PENDENS / NOTICE OF FORECLOSURE

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Karen A. Yarbrough
Cook County Clerk
Date: 11/30/2021 11:51 AM Pg: 1 of 2

PREPARED BY/RETURN TO:
ELLIOTT HALSEY, ESQ.
KELLEY KRONENBERG, P.A.
1511 NORTH WESTSHORE BLVD SUITE 400
TAMPA, FL 33607
File No.: 02105661-JMV

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

TVC FUNDING IV, LLC,
PLAINTIFF,

CASE NO.: 2021CH05901

VS.

8233 S. MARYLAND AVENUE
CHICAGO, IL 60619

Agape Holdings Group, LLC, Christian Chavez,
as Guarantor; Senga Architects inc, City of
Chicago, a Municipal Corporation;
Unknown Owners and Non-record claimants,
DEFENDANTS.

LIS PENDENS / NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that the above entitled cause was filed in the above Court on the 22nd day of November, 2021, for Foreclosure and that the property affected by said cause is described as follows:

Lot 34 in Block 136 in Cornell, a Subdivision in the South Half of the Northwest Quarter of Section 35, Township 38 North, Range 14, East of the Third Principal Meridian, Lying West of Railroad, in Cook County, Illinois.

COMMONLY KNOWN AS: 8233 S. Maryland Avenue
Chicago, IL 60619

PIN: 20-35-121-010

The subject mortgage has been recorded/registered as document number: 2016255204

The current title holder(s) of record: AGAPE HOLDINGS GROUP LLC

SIGNATURE: /s/ Elliott Halsey
Elliott Halsey #6283033
Attorney of Record

R. Elliott Halsey
ARDC#6283033
KELLEY KRONENBERG, P.A.
Attorney For Plaintiff
Attorney Firm Number 49848
Service email: ileservice@kelleykronenberg.com
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161 N CLARK STREET SUITE 1600
Chicago, IL 60601
312.216.8828

CASE NO.: 2021CH05901

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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 email to veritecops@ilapld.com on or about 29th day of November, 2021, in accordance with 765 ILCS 77/70(g).

11/29/2021

Date

/s/ Samantha Kooi

Samantha Kooi, A Non-Attorney, Kelley Kronenberg, P.A.

CERTIFICATE OF SERVICE AND AFFIDAVIT OF MAILING ALDERMANIC NOTICE

The undersigned, a non-attorney, states that a true copy of the above and foregoing **Notice of Foreclosure (Lis Pendens Notice)** was sent by first class mail, postage prepared, to the addresses listed on the below service list:

Cook County Clerk
69 West Washington
Chicago, IL 60602

8th Ward, Alderman Michelle A. Harris
8539 S. Cottage Grove Avenue
Chicago, IL 60619

City of Chicago
121 N. LaSalle Street
Chicago, IL 60602

on or about November 29, 2021, in accordance with 735 ILCS 5/15-1503(b).

11/29/2021

Date

/s/ Samantha Kooi

Samantha Kooi, A Non-Attorney, Kelley Kronenberg, P.A.

Under penalties as provided by law pursuant to 735 ILCS 5/1-10.1, the undersigned certifies that the statements set forth below in this instrument are true and correct, except as to matters therein stated to be on information and belief and as to such matters the undersigned certifies as aforesaid that he/she verily believes the same to be true.

11/29/2021

Date

/s/ Elliott Halsey #6283033

Elliott Halsey, Attorney, Kelley Kronenberg

R. Elliott Halsey
ARDC#6283033
KELLEY KRONENBERG, P.A.
Attorney For Plaintiff
Attorney Firm Number 49848
Service email: ileservice@kelleykronenberg.com
Attorney email: ehalsey@kklaw.com
161 N CLARK STREET SUITE 1600
Chicago, IL 60601
312.216.8828

This is an attempt to collect a debt and any information obtained will be used for that purpose. Please be advised that if your personal liability for this debt has been extinguished by a discharge in Bankruptcy or by an order granting in rem relief from stay, this notice is provided solely to foreclose the mortgage remaining on your property and is not an attempt to collect the discharged personal obligation.