

UNOFFICIAL COPY

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

Doc#. 2203912268 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/08/2022 09:12 AM Pg: 1 of 3

IN THE OFFICE OF THE
RECORDER OF DEEDS OF
COOK COUNTY, ILLINOIS

For Use By Recorder's Office Only

INVERNESS ON THE PONDS SINGLE FAMILY)
CA,)
)
) Claimant,
)
) v.
186 GLAMIS, LLC,)
)
) Debtor(s).

Claim for lien in the amount of
\$1,167.89, plus costs and
attorney's fees

Inverness on the Ponds Single Family CA hereby files a Claim for Lien against 186 Glamis, LLC of the County of Cook, Illinois, and states as follows:

As of January 31, 2022, the said debtor(s) were the owner(s) of the following land, to wit:

SEE ATTACHED LEGAL DESCRIPTION

and commonly known as 186 Glamis Lane , Inverness, IL 60067.

PERMANENT INDEX NO. 02-16-303-047-1105

That said property is subject to a Declaration of condominium recorded in the office of the Recorder of Deeds, Cook County, Illinois. Said Declaration provides for the creation of a lien for assessments or charges of the Inverness on the Ponds Single Family CA and the special assessments for capital improvements, together with interest, costs and reasonable attorney's fees necessary for said collection.

That as of the date hereof, the assessment due, unpaid and owing to the claimant on account, after allowing all credits with interest, costs and attorneys fees, the claimant claims a lien on

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said land in the sum of \$1,167.89, which sum will increase with the levy of future assessments, costs and fees of collection, all of which must be satisfied prior to any release of this lien.

Inverness on the Ponds Single Family CA

By: *Ronald J. Kapustka*
One of its Attorneys

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

The undersigned, being first duly sworn on oath deposes and says they are the attorney for Inverness on the Ponds Single Family CA, the above named claimant, that they have read the foregoing Claim for Lien, knows the contents thereof, and that all statements therein contained are true to the best of their knowledge.

Ronald J. Kapustka
One of its Attorneys

SUBSCRIBED and SWORN to before me
on January 31, 2022.

Tracie Weymouth
Notary Public



MAIL TO:

This instrument prepared by:
Ronald J. Kapustka
Kovitz Shifrin Nesbit
175 North Archer
Mundelein, IL 60060
847.537.0983

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EXHIBIT A

Unit 129 in Inverness on the Ponds Condominium as delineated on the Survey of a portion of the following described real estate:

Loch Lomond Greens Unit 1, being a Subdivision of parts of Lots 11 and 14 in School Trustees Subdivision of Section 16, Township 42 North, Range 10 East of the Third Principal Meridian, according to the Plat thereof recorded December 4, 1980, as Document Number 25692755 and Inverness on the Ponds Unit 2, being a Subdivision of part of Lot 11 in School Trustees Subdivision of Section 16, Township 42 North, Range 10 East of the Third Principal Meridian, according to the Plat thereof recorded September 20, 1985 as Document 85-198886 in Cook County, Illinois, which Survey is attached as Exhibit B to the Amended and Restated Declaration of Condominium Ownership made by Chicago Title and Trust Company, as Trustee under Trust Agreement dated July 17, 1979 and known as Trust Number 1075503, recorded in the Office of the Recorder of Deeds of Cook County, Illinois, on June 9, 1983 as Document Number 26637534, together with a percentage of the common elements appurtenant to said Unit as set forth in said Declaration, as amended from time to time, which percentage shall automatically change in accordance with amended Declarations as same are filed of record in the percentages set forth in such amended Declaration, which percentages shall automatically be deemed to be conveyed effective on the recording of such amended Declaration as though conveyed thereby.

Common Address: 186 Glamis, Inverness, IL 60067

Permanent Index Number: 02-16-303-047-1105