

# UNOFFICIAL COPY

Doc#: 2208118141 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 03/22/2022 08:02 AM Pg: 1 of 3

PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT, YOU ARE ADVISED THAT THIS LAW FIRM IS DEEMED TO BE A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

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

413 Main Street, LLC

Plaintiff,

v.

Nikko Chiamopoulos, Eva Luszczyk, and  
Unknown Owners and Non-Record  
Claimants

Defendants.

2022 CH 02396  
Calendar 59

1135 Gulf Keys Road  
Elgin, IL 60120

### LIS PENDENS NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that the above-entitled cause for foreclosure was filed in the above-captioned Court on March 18, 2022, is now pending in said court and that the property affected by said cause is described as follows:

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- I. The names of all Plaintiffs and case number are set forth above;
- II. The Court in which this action is brought is set forth above;
- III. The names of the title holders of record are as follows: Nikko Chiamopoulos, Eva Luszczyk, and Unknown Owners and Non-Record Claimants.
- IV. The legal description of the subject premises and information sufficient to identify it with reasonable certainty is as follows:

- a. Legal Description:

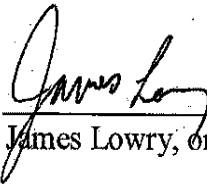
PARCEL 1: Lot 26 in Sarasota Trails Unit 1 Planned Unit Development, being a subdivision located in part of the Southeast ¼ of the Southeast 1/4 of Section 21, and part of the Northeast ¼ of the Northeast ¼ of Section 28, all in Township 41 North, Range 9, East of the Third Principal Meridian, according to the Plat thereof recorded July 23, 1985 as Document 85113985 and re-recorded January 30, 1989 as document 89046078, Certificate of Correction recorded December 20, 1994 as document 04058924 and Certificate of Correction recorded January 6, 1995 as document 95012325, in Cook County, Illinois.

PARCEL 2: Easements appurtenant to Parcel 1 created and defined by those Declarations recorded as Document Numbers 87064527, 87064528, and 87064529, over, upon and across common areas defined therein.

- b. Improved with: Single Family Residence
    - c. Commonly known as: 1135 Gulf Keys Rd, Elgin, IL 60120
    - d. Permanent Index No.: 06-28-205-026-0000
- V. Identification of the trust deed sought to be foreclosed:
  - a. Date of the Judgment: January 5, 2021
  - b. Type of Instrument: Memorandum of Judgment
  - c. Name of the mortgagor(s) or grantor(s): Nikko Chiamopoulos, Eva Luszczyk, and Unknown Owners and Non-Record Claimants
  - d. Name of the mortgagee, trustee or grantee in the trust deed: NA
  - e. Date of recording or registering: June 10, 2021
  - f. Place of recording or registering: Cook County Recorder of Deeds
  - g. Identification of recording: Document No. 2116147006

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413 Main Street, LLC, Plaintiff

By   
James Lowry, one of its Attorneys

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