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Doc#. 2212607319 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/06/2022 02:10 PM Pg: 1 of 2

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

FLAGSTAR BANK, FSB

Plaintiff

v.

GABRIEL MADURO; 10580-1060 WEST
LAWRENCE CONDOMINIUM ASSOCIATION;
UNKNOWN OWNERS AND NON-RECORD
CLAIMANTS

Defendant

NO: 2022CH03857

Property Address:
1060 W Lawrence Avenue Apt GW
Chicago, IL 60640

NOTICE OF FORECLOSURE **LIS PENDENS**

I, the undersigned, do hereby certify that the above entitled cause was filed in the above Court on 04/25/2022, for Foreclosure and is now pending in said Court.

AND FURTHER SAYETH:

1. Names of Title Holders of Record:

Gabriel Maduro

2. The following Mortgage is sought to be foreclosed:

Mortgage dated September 7, 2018 and recorded September 11, 2018 as Document No. 1825444039, in Cook County Recorder of Deeds, by and between Gabriel Maduro, as mortgagor(s), and Mortgage Electronic Registration Systems, Inc., as nominee for LifeStone Mortgage Corporation as mortgagee who assigned the mortgage to Flagstar Bank, FSB.

3. Said Mortgage encumbers the following described property:

PARCEL 1:

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UNIT GW AND PARKING SPACE P-1 IN THE 1058-1060 WEST LAWRENCE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOT 2 IN CHARLES SCHAETTLE'S RESUBDIVISION OF LOTS 14 AND 15 IN SNOW AND DICKINSON'S SUBDIVISION OF SOUTH 20 ACRES OF THE SOUTHEAST FRACTIONAL QUARTER OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; AND EASEMENT FOR INGRESS AND EGRESS OVER THE EAST-WEST ALLEY LOCATED BEHIND LOTS 2 AND 3 IN CHARLES SCHAETTLE'S RESUBDIVISION TO REACH THE REAR PORTION OF LOT 2, AS SHOWN ON THE PLAT OF CHARLES SCHAETTLE'S RESUBDIVISION; WHICH SURVEY* IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 99376305 ON APRIL 20, 1999, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE OF S-1, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO DECLARATION AFORESAID.

COMMONLY KNOWN AS: 1060 W Lawrence Avenue Apt GW, Chicago, IL 60640

Tax I.D. #: 14-08-415-040-1005 & 14-08-415-040-1009

By: 

Poulami Mal (ARDC#6330071)

Municipality or County may contact the below with concerns about the property:

Flagstar Bank, FSB
 Flagstar Bank, FSB
 5151 Corporate Drive, Troy, MI 48098
 248-312-2029

PREPARED BY AND WHEN RECORDED RETURN TO:
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