

# UNOFFICIAL COPY

Doc#. 2220218013 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 07/21/2022 06:11 AM Pg: 1 of 4

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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

Nationstar Mortgage LLC

PLAINTIFF

Vs.

No. 2022CH06740

Isabel Nieves-Maldonado; Longwood Towers  
Condominium Association; Unknown Heirs and Legatees  
of Angel L. Nieves a/k/a Angel Nieves; Maritza Simon  
a/k/a Marisa Simon; Edwin Nieves; Unknown Owners  
and Nonrecord Claimants

10905 South Longwood Drive #1  
Chicago, IL 60643

DEFENDANTS

## **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.

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(iii) The names of the title holders of record are as follows:

Isabel Nieves-Maldonado

Unknown Heirs and Legatees of Angel L. Nieves a/k/a Angel Nieves

Maritza Simon a/k/a Marisa Simon

Edwin Nieves

(iv) The legal description is:

PARCEL 1: UNIT 10905-1 TOGETHER WITH ITS UNDIVIDED PERCENTAGE OF INTEREST IN THE COMMON ELEMENTS IN LONGWOOD TOWERS CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT NUMBER 08189529 IN THE SOUTHEAST 1/4 OF SECTION 18, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF UNIT P-7, AS A LIMITED COMMON ELEMENT, AS DELINEATED IN THE SURVEY ATTACHED TO THE DECLARATION RECORDED AS DOCUMENT NUMBER 08189529.

**TAX PARCEL NUMBER:** 25-18-405-021-1007

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

10905 South Longwood Drive #1

Chicago, IL 60643

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

a) Mortgagors:

Angel L. Nieves a/k/a Angel Nieves executed the mortgage, however this individual is deceased and is not named as a defendant in this lawsuit

b) Mortgagee:

Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for Citi Mortgage, Inc.

c) Date of mortgage: 10/25/2005

d) Date and place of recording:

11/1/2005

Office of the Recorder of Deeds of Cook County Illinois

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e) Document Number: 0530549064

SIGNATURE: /s/ James J Bernhard  
ARDC No. 6255630  
July 20, 2022  
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  
14-22-04548

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

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DEFENDANTS

No. 2022CH06740

10905 South Longwood Drive #1  
Chicago, IL 60643

### 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/ James J Bernhard  
6255630

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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 July 20, 2022.

By: Adamary L. Chavez