

# UNOFFICIAL COPY

Doc#. 2223810262 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/26/2022 04:36 PM 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

Finance of America Reverse LLC  
PLAINTIFF

Vs.

No. 2022CH08431

Unknown Heirs and Legatees of Virginia A. Smith; 155  
Harbor Drive Condominium Association; United States of  
America - Secretary of Housing and Urban Development;  
The Anti-Cruelty Society; Unknown Owners and  
Nonrecord Claimants

155 N Harbor Dr #2514  
Chicago, IL 60601

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.
- (iii) The names of the title holders of record are as follows:  
Unknown Heirs and Legatees of Virginia A. Smith
- (iv) The legal description is:

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PARCEL 1: UNIT NO. 2514 IN HARBOR DRIVE CONDOMINIUM, AS DELINEATED ON THE SURVEY PLAT OF THAT CERTAIN PART OF REAL ESTATE (HEREINAFTER CALLED PARCEL):

LOTS 1 AND 2 IN BLOCK 2 IN HARBOR POINT UNIT NO. 1 BEING A SUBDIVISION OF PART OF THE LANDS LYING EAST OF AND ADJOINING THAT PART OF THE SOUTHWEST FRACTIONAL QUARTER OF FRACTIONAL SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS INCLUDED WITHIN FILED IN THE OFFICE OF THE REGISTRAR OF TITLES DEARBORN ADDITION TO CHICAGO, BEING THE WHOLE OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN TOGETHER WITH ALL OF THE LAND, PROPERTY AND SPACE OCCUPIED BY THOSE PARTS OF BELL, CAISSON, CAISSON CAP AND COLUMN LOTS 1-A, 1-B, 1-C, 2-A, 2-B, 2-C, 3-A, 3-B, 3-C, 4-A, 4-B, 4-C, 5-A, 5-B, 5-C, 6-A, 6-B, 6-C, 7-A, 7-B, 7-C, 8-A, 8-B, 8-C, 9-A, 9-B, 9-C, M-LA AND MA-LA, OR PARTS THEREOF AS SAID LOTS ARE DEPICTED, ENUMERATED AND DEFINED ON SAID PLAT OF HARBOR POINT UNIT NO. 1, FALLING WITHIN THE BOUNDARIES PROJECTED VERTICALLY UPWARD AND DOWNWARD OF SAID LOT 1, IN BLOCK 2 AFORESAID AND LYING ABOVE THE UPPER SURFACE OF THE LAND, PROPERTY AND SPACE TO BE DEDICATED AND CONVEYED TO THE CITY OF CHICAGO FOR UTILITY PURPOSES, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE 155 HARBOR DRIVE CONDOMINIUM ASSOCIATION MADE BY CHICAGO TITLE AND TRUST COMPANY AS TRUSTEE UNDER TRUST NO. 58912 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 22935653 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: EASEMENTS OF ACCESS FOR THE BENEFIT OF PARCEL 1, AFOREDESCRIBED THROUGH, OVER AND ACROSS LOT 3 IN BLOCK 2, OF SAID HARBOR POINT UNIT NO. 1 ESTABLISHED PURSUANT TO ARTICLE III OF DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENT FOR THE HARBOR POINT PROPERTY OWNER'S ASSOCIATION MADE BY THE CHICAGO TITLE AND TRUST COMPANY AS TRUSTEE UNDER TRUST NO. 58912 AND UNDER TRUST NO. 58930 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 22935651. AS AMENDED FROM TIME TO TIME

PARCEL 3: EASEMENTS OF SUPPORT FOR THE BENEFITS OF PARCEL 1, AFOREDESCRIBED AS SET FORTH IN RESERVATION AND GRANT OF RECIPROCAL EASEMENTS AS SHOWN ON PLAT OF HARBOR POINT UNIT NO. 1, AFORESAID, AND AS SUPPLEMENTED BY THE PROVISIONS OF ARTICLE III OF DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR THE HARBOR POINT PROPERTY OWNERS' ASSOCIATION MADE BY CHICAGO TITLE AND TRUST COMPANY AS TRUSTEE UNDER TRUST NO. 58912 AND UNDER TRUST NO. 58930,

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RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 22935651, AS AMENDED FROM TIME TO TIME, ALL IN COOK COUNTY, ILLINOIS.

**TAX PARCEL NUMBER:** 17-10-401-005-1336

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

155 N Harbor Dr #2514  
Chicago, IL 60601

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

a) Mortgagors:

Virginia A. Smith 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 Finance of America Reverse LLC

c) Date of mortgage: 1/9/2020

d) Date and place of recording:

2/21/2020

Office of the Recorder of Deeds of Cook County Illinois

e) Document Number: 2005257137

SIGNATURE: /s/ Ryan Grotz

ARDC No. 6309144

August 26, 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  
14-22-06232

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

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DEFENDANTS

No. 2022CH08431

155 N Harbor Dr #2514  
Chicago, IL 60601

### 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/ Ryan Grotz  
6309144

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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 August 26, 2022.

By: Adamary L. Chavez