

# UNOFFICIAL COPY

Doc#. 2224439347 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 09/01/2022 02:40 PM Pg: 1 of 5

## LIS PENDENS NOTICE

STATE OF ILLINOIS  
COOK COUNTY

IN THE CIRCUIT COURT OF COOK  
COUNTY

COOK COUNTY, ILLINOIS

Type or Print Complete Information

CITIMORTGAGE, INC.

Plaintiff,

vs.

WILLIAM DIAMOND; THE CITY OF  
CHICAGO; UNKNOWN OWNERS AND  
NON-RECORD CLAIMANTS;

Defendants.

[Reserved for Recorder's Use Only]

CASE NO. 2022CH07208

Filed With The Court: 7/26/2022

### LIS PENDENS & NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that I caused the above entitled mortgage foreclosure action to be filed in the above referenced circuit court and that the property affected by said cause is described as follows:

SEE ATTACHED LEGAL DESCRIPTION

P.I.N. 13-12-214-014-0000

- (i) The names of all plaintiffs, defendants and the case number are set forth above.

6710-185934

# UNOFFICIAL COPY

- (ii) The court in which the action was brought is set forth above.
- (iii) The names of the title holders of record are: WILLIAM DIAMOND
- (iv) The legal description is set forth below.
- (v) The common address or location of the property is: 2617 W. Rascher Avenue, Chicago, IL 60625
- (vi) Identification of the mortgage sought to be foreclosed
  - a) Mortgagors: WILLIAM DIAMOND
  - b) Mortgagee: CITIBANK, N.A.
  - c) Date of mortgage: October 26, 2018
  - d) Date and place of recording:  
October 30, 2018 in the office of the Recorder of Deeds or County Clerk
  - e) Document number: 1830357206


## Recording document identification:

The undersigned further certifies pursuant to 735 ILCS 5/15-1218;

- (a) The name and address of the party plaintiff making said claim and asserting said mortgage is: CITIMORTGAGE, INC.
- (b) Said plaintiff claims a mortgage lien upon said real estate: 2617 W. Rascher Avenue, Chicago, IL 60625
- (c) The nature of said claim is the mortgage and foreclosure action described above.
- (d) The names of the persons against whom said claim is made are:  
WILLIAM DIAMOND; THE CITY OF CHICAGO;  
UNKNOWN OWNERS AND NON-RECORD  
CLAIMANTS;
- (e) The legal description of said real estate appears below.
- (f) The name and address of the person executing this notice appears below.

# UNOFFICIAL COPY

(g) The name and address of the person who prepared this notice appears below.



---

One of its attorneys  
Diaz Anselmo & Associates, LLC

Diaz Anselmo & Associates, LLC  
Attorneys for Plaintiff  
1771 West Diehl Road, Suite 120  
Naperville, IL 60563  
Telephone: (630) 453-6960  
Facsimile: (630) 422-4620  
Attorney No. Cook 64727, DuPage 293191  
Service E-mail: [midwestreadings@dallegal.com](mailto:midwestreadings@dallegal.com)

Mark McGinn  
ARDC: 6313463  
Diaz Anselmo & Associates LLC

Prepared by and Return to:  
Diaz Anselmo & Associates, LLC  
1771 West Diehl Road, Suite 120  
Naperville, IL 60563

# UNOFFICIAL COPY

## EXHIBIT A

LOT 913 IN WILLIAM H. BRITIGAN'S BUDLONG WOODS GOLF CLUB ADDITION NUMBER 3, A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THAT PART LYING NORTHEASTERLY OF LINCOLN AVENUE AND EXCEPT THAT PART TAKEN FOR STREETS IN SECTION 12, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN AND ALSO THAT PART OF THE NORTH 1/2 OF THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 LYING WEST OF LINCOLN AVENUE IN SAID SECTION 12, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

# UNOFFICIAL COPY

## CERTIFICATE OF SERVICE OF LIS PENDENS ON THE ILLINOIS DEPARTMENT OF FINANCIAL AND PROFESSIONAL REGULATION

### AFFIDAVIT

State of Illinois                    )  
  ) SS  
County of Cook                    )

I, Kevin Traznik, on oath do hereby depose and state that I electronically delivered the attached Lis Pendens to the Illinois Department of Financial and Professional Regulation at the Thompson Center, 100 W. Randolph Street, Chicago, IL 60601, on 8/31/2022.

Date: 8/31/2022  
Signature: Kevin Traznik  
Name: Kevin Traznik  
Title: Foreclosure Specialist  
Company: Diaz Anselmo & Associates LLC

### CERTIFICATION

Under penalties as provided by law pursuant to 735 ILCS 5/1-109, the undersigned certifies that the statements set forth in this instrument are true and correct, except as to matters therein stated to be on information and belief and as to such matters the undersigned certifies as aforesaid that he verily believes the same to be true.

Date: 8/31/2022  
Signature: Kevin Traznik  
Name: Kevin Traznik  
Title: Foreclosure Specialist  
Company: Diaz Anselmo & Associates LLC