



Doc# 2229022000 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/17/2022 09:15 AM PG: 1 OF 4

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

MCCORMICK 105, LLC, a Maryland limited liability company, as successor by assignment to Providence Bank and Trust as successor-by-merger to Urban Partnership Bank,

Plaintiff,

v.

4440 LINCOLN HIGHWAY LLC, an Illinois limited liability company, JOSEPH A. GUTIERREZ, ARCHITECTURAL PROPERTIES, L.L.C., an Illinois limited liability company, UNKNOWN OWNERS, and NON-RECORD CLAIMANTS,

Defendants.

) Case No. 2022 CH 10204

) 4440 W. Lincoln Highway

) Matteson, Illinois 60443

) 22765 S. Latonia

) Richton Park, Illinois 60471

) 4538 Heartland Drive

) Richton Park, Illinois 60471

) 1502 Scott Avenue

) Chicago Heights, Illinois 60411

The undersigned certifies that the above-entitled cause for foreclosure was filed on October 14, 2022, and is now pending.

1. The names of the Plaintiff, Defendants, and the Case Number are identified above.
2. The Court in which said action was brought is identified above.

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- 3. The name of the titleholder of record is: 4440 Lincoln Highway LLC, an Illinois limited liability company.
- 4. A legal description of the real estate to identify it with reasonable certainty is as follows:

PARCEL 1:

LOT 1 (EXCEPT THE WEST 52 FEET THEREOF) IN BLOCK 3 IN CAPITOL HILL ADDITION TO CHICAGO HEIGHTS, BEING A SUBDIVISION OF THE EAST 697 FEET OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 19, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT A STRIP 50 FEET IN WIDTH LYING 25 FEET ON EACH SIDE OF THE CENTER LINE OF 15TH STREET AS SHOWN ON THE PLAT OF SAID ADDITION) SAID PLAT BEING RECORDED APRIL 15, 1910 AS DOCUMENT NUMBER 4543784, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 32-19-408-029-0000

PARCEL 2:

LOT 20 IN THE RICHTON TRAIL APARTMENTS UNIT NO. 3, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF RICHTON PARK, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 31-34-303-017-0000

PARCEL 3:

P-1: LOT 8 IN THE RICHTON TRAIL APARTMENTS SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 15, 1977 AS DOCUMENT 23889836, IN COOK COUNTY, ILLINOIS.

P-2: NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS OVER THE SOUTHWESTERLY 10 FEET OF LOT 7 IN RICHTON TRAIL APARTMENTS SUBDIVISION, AFORESAID, AS CREATED IN THE TRUSTEE'S DEED RECORDED FEBRUARY 15, 1979, AS DOCUMENT 24848140.

Permanent Index Number: 31-34-303-008-0000

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PARCEL 4:

P-1: LOT 1 IN WOLLENHAUPT'S RESUBDIVISION OF LOT 2 (EXCEPT THE WEST 69 FEET THEREOF) IN WOLLENHAUPT'S SUBDIVISION OF THE WEST 473 FEET OF THE EAST 933.6 FEET OF THE SOUTH 641.0 FEET OF THE NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THAT PART TAKEN FOR LINCOLN HIGHWAY), IN COOK COUNTY, ILLINOIS.

P-2: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE PLAT OF WOLLENHAUPT'S RESUBDIVISION AFORESAID RECORDED AS DOCUMENT 25778913 FOR INGRESS AND EGRESS.

P-3: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 FOR STORM WATER DETENTION POND AS CREATED BY DECLARATION OF EASEMENT RECORDED MAY 24, 1977 AS DOCUMENT 23940637.

P-4: EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 FOR THE PURPOSE OF MAINTAINING A SIGN ON, OVER AND ACROSS THE SOUTH 30 FEET OF THE EAST 10 FEET OF THE WEST 37 FEET OF LOT 2 IN WOLLENHAUPT'S RESUBDIVISION AS CREATED BY DECLARATION OF EASEMENT RECORDED JANUARY 28, 1997 AS DOCUMENT 97060936.

Permanent Index Numbers: 31-22-114-031-0000
31-22-114-032-0000

5. The common address of the above-described real estate is as follows:

1502 Scott Avenue, Chicago Heights, Illinois 60411 (Parcel 1)
4538 Heartland Drive, Richton Park, Illinois 60471 (Parcel 2)
22765 S. Latonia, Richton Park, Illinois 60471 (Parcel 3)
4440 W. Lincoln Highway, Matteson, Illinois 60443 (Parcel 4)

6. Identification of the mortgage sought to be foreclosed is as follows:

Name of Mortgagor: 4440 Lincoln Highway LLC, an Illinois limited liability company

Name of Mortgagee: Urban Partnership Bank

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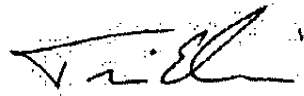
Date of Mortgage: April 28, 2017

Date of Recording: May 4, 2017

County Where Recorded: Cook County, Illinois

Recording Document Identification Number: 1712416070

Quarles & Brady LLP



By: _____
Travis J. Eliason

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