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Doc# 2232657046 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/22/2022 03:07 PM PG: 1 OF 3

THIS DOCUMENT HAS BEEN
PREPARED BY, AND AFTER
RECORDATION SHOULD BE
RETURNED TO:

Michael C. Kim
Schoenberg Finkel Beederman Bell Glazer, LLC
300 S. Wacker Drive, Suite 1500
Chicago, Illinois 60606

LIEN

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS

BOARD OF MANAGERS OF THE 210)	
EAST PEARSON CONDOMINIUM)	
ASSOCIATION,)	Claim for lien in the
)	amount of \$15,276.93,
)	plus interest and other and additional
)	sums which hereafter become due and
)	owing
)	
)	
)	
)	
)	
)	

Claimant, BOARD OF MANAGERS OF THE 210 EAST PEARSON CONDOMINIUM ASSOCIATION ("Association"), an Illinois not-for-profit corporation, hereby files a Claim for Lien against certain property owned by the Defendants, RENEE RODI and LINDA HESS, which property is situated in COOK County, Illinois and states as follows:

As of the date herein, the said Defendants owned or claimed an interest in the following described property located in the Association, to-wit:

See Legal Description attached hereto as Exhibit A.

The said property is subject to the Amended and Restated Declaration of Condominium Ownership and of Easements, Restrictions and Covenants for 210 East Pearson Condominium recorded on April 24, 2000, as Document No. 00282106 in the Office of the Recorder of Deeds of Cook County, Illinois ("Declaration"). Article XI, Paragraph 1 of said Declaration provides for the creation of a lien for expenses of the Board of Managers, including court costs and

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attorneys' fees and other fees and expenses, in connection with actions or proceedings to enjoin, abate or remedy by appropriate legal proceedings the continuation of any breach of the Declaration, other violation of any restriction or condition or regulation adopted by the Board of Managers, or the breach of any covenant or provision of the Declaration, and such expenses, fines related to Defendants' misconduct and the Claimant's related enforcement actions, together with interest, late charges, and costs of collection including attorney's fees are deemed part of the offending Unit Owner's Common Expenses, as set forth in the Declaration.

Defendants' unpaid Common Expenses, or other lawful and agreed upon charges, excluding interest, late charges, and costs of collection, after allowing all just credits, as of November 1, 2022, amount to \$15,276.93, plus additional sums which thereafter become due and owing, for which the Claimant claims a lien on said property and improvements as of the aforesaid date.

BOARD OF MANAGERS OF 210 EAST PEARSON CONDOMINIUM ASSOCIATION

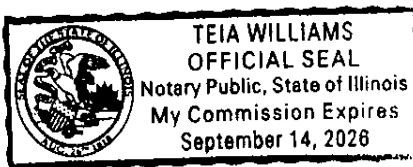
By: Stephen C. Voris DATE: November 21, 2022
 Stephen C. Voris, President

Stephen C. Voris, being first duly sworn, on oath depose and say, that he is the President, for 210 EAST PEARSON CONDOMINIUM ASSOCIATION, an Illinois not-for-profit Corporation, the above-named Claimant, that he has authority to make this affidavit on behalf of said Claimant, that he has read the foregoing Claim for Lien, that he knows the contents thereof, and that all the statements therein contained are true.

Stephen C. Voris
 Stephen C. Voris, President

SUBSCRIBED AND SWORN to
 before me this 21 day
 of November 2022.

Teia Williams
 Notary Public



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EXHIBIT A **LEGAL DESCRIPTION**

UNIT 1-A IN THE 210 EAST PEARSON STREET CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"):

LOTS 83 AND 84 IN LAKE SHORE DRIVE ADDITION TO CHICAGO, A SUBDIVISION OF PART OF BLOCKS 14 AND 20 IN CANAL TRUSTEES' SUBDIVISION OF THE SOUTH FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY NORTHWESTERN NATIONAL LIFE INSURANCE COMPANY, A CORPORATION ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF MINNESOTA, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT 20709505, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXPECTING FOR SAID PARCEL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

Cook County Clerk's Office