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Doc#: 2312833018 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/08/2023 09:29 AM Pg: 1 of 2

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

PENNYMAC LOAN SERVICES, LLC,
Plaintiff(s).

vs.

RUSHIA BUTLER INDIVIDUALLY AND AS TRUSTEE
UNDER THE PROVISIONS OF A TRUST
AGREEMENT DATED THE 13TH DAY OF AUGUST,
2013, KNOWN AS TRUST NUMBER 18254-1,
ILLINOIS HOUSING DEVELOPMENT AUTHORITY,
UNKNOWN OWNERS AND NON-RECORD
CLAIMANTS,

Defendant(s).

Case No. 23 CH 4475

18254 S. HOMEWOOD AVE.
HOMEWOOD, IL 60430

LIS PENDENS NOTICE

I, the undersigned, do hereby certify that the above entitled cause for foreclosure was filed with the Clerk of the Court on 5-5-23, and is now pending in said Court and that the property affected by said cause is described as follows:

PARCEL 1: LOT 12 AND LOT 15 (EXCEPT THE SOUTH 100 FEET THEREOF) IN CLARK'S SUBDIVISION OF LOT 4 COUNTY CLERK'S DIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID CLARK'S SUBDIVISION, REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON MARCH 28, 1925 AS DOCUMENT NUMBER 249569.

PARCEL 2: THE NORTH 4 FEET OF LOTS 13 AND 14 IN CLARK'S SUBDIVISION OF LOT 4 IN THE COUNTY CLERK'S DIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Tax Number: 29-31-409-071-0000

Common Address: 18254 S. HOMEWOOD AVE., HOMEWOOD, IL 60430

in Cook County, Illinois.

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1. The names of all Plaintiffs, Defendants and the Case Number are set forth above.
2. The Court in which the action was brought is set forth above.
3. The names of the title holders of record are:
RUSHIA BUTLER, AS TRUSTEE UNDER THE PROVISIONS OF A TRUST
AGREEMENT DATED THE 13TH DAY OF AUGUST, 2013, KNOWN AS TRUST
NUMBER 18254-1
4. The legal description is set forth above.
5. The common address of the property is set forth above.
6. Identification of the Mortgage sought to be foreclosed:
 - a. Mortgagors:
RUSHIA BUTLER AS TRUSTEE UNDER THE PROVISIONS OF A
TRUST AGREEMENT DATED THE 13TH DAY OF AUGUST, 2013,
KNOWN AS TRUST NUMBER 18254-1
 - b. Mortgagee:
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS
NOMINEE FOR PENNYMAC LOAN SERVICES, LLC
 - c. Date of Mortgage:
April 5, 2014
 - d. Date and Place of Recording:
July 27, 2015 AND UNDER LOAN MODIFICATION AGREEMENT
RECORDED ON NOVEMBER 23, 2021
Cook County Recorder's Office
 - e. Document Number:
1520808055 AND UNDER LOAN MODIFICATION AGREEMENT
RECORDED AS DOCUMENT NUMBER 2132707018
 - f. Other parties in Interest:
ILLINOIS HOUSING DEVELOPMENT AUTHORITY NONRECORD
CLAIMANTS and UNKNOWN OWNERS.

Witness my hand and seal of said Court.

BY: /s/Daniel Diamond

LAW OFFICES OF IRA T. NEVEL, LLC.,
BY ONE OF ITS ATTORNEYS

RETURN/PREPARED BY:

Attorney No. 18837

LAW OFFICES OF IRA T. NEVEL, LLC

Attorney for Plaintiff

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GP# 23-01070