

# UNOFFICIAL COPY

## ATTORNEY'S LIEN



Doc# 2313022016 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/10/2023 10:49 AM PG: 1 OF 4

Above Space for Recorder's use only

STATE OF ILLINOIS )

) SS:

COUNTY OF COOK )

The claimant, Cook County Property Tax Solutions, LLC. d/b/a Property Tax Solutions, of Chicago, County of Cook, State of Illinois, hereby files a claim for lien in the amount of \$2697.02 against Joginder Makhija (hereinafter referred to as "Owner"), of Cook County, Illinois and states:

On November 1,2019, the owner owned the following described premises in the County of Cook, State of Illinois ("the premises"), to wit:

See attached Exhibit "A" for legal description

Permanent Real Estate Index Number(s):	18-19-102-003-0000
Address(es) of Premises:	6360 Manor Dr Burr Ridge, IL 60527

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## COUNT I

On November 1, 2019 the claimant entered into a written agreement with said owner to provide legal representation before the Cook County Assessor and/or Board of Review to contest the 2019 assessed value of the premises, for compensation totaling one-half (50%) of the 2019 tax savings achieved as a result of claimant's efforts. The agreement further provided that claimant would be entitled to a lien on the premises in the event the fee was not paid when due.

On November 1, 2019 claimant completed said legal representation before the Cook County assessor and/ or Board of Review, by successfully reducing the 2019 assessed value from \$109,686 to \$94,865, resulting in a 2019 tax saving of \$3,156 and a fee due claimant of \$1,578.00

## CLAIM OF LIEN

There remains, unpaid and owing to the claimant, the amount of \$2,778.54, for which, with interest, the claimant claims a lien on the premises described in Exhibit "A".

Cook County Property Tax Solutions, LLC

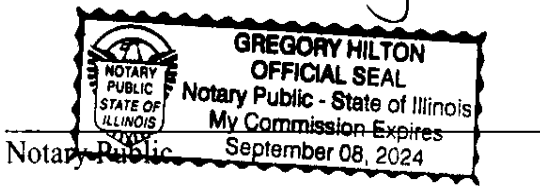
By: 

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STATE OF ILLINOIS        )  
  ) SS:  
COUNTY OF COOK        )

I, Greg Hilton, a notary public in and for the county in the state aforesaid, do hereby certify that Phil Demers, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed and delivered the said instrument to his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 9th day of May, 2023.



This document was prepared by Gregory Hilton, Cook County Property Tax Solutions, LLC, 16 West Ontario, 2<sup>nd</sup> Floor, Chicago, IL 60654.

Mail to: Phil Demers  
Cook County Property Tax Solutions, LLC  
(Firm No. 34593)  
16 West Ontario, 2<sup>nd</sup> Floor  
Chicago, IL 60654

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## EXHIBIT "A"

### LEGAL DESCRIPTION

LOT 12 IN THE HEATHERFIELDS OF BURR RIDGE UNIT 1, BEING A SUBDIVISION IN THE NORTHWEST ¼ OF SECTION 19, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF FIELD IN THE REGISTRAR'S OFFICE OF COOK COUNTY DECEMBER 9, 1986 AS DOCUMENT NUMBER 3574248, IN COOK COUNTY, ILLINOIS.

PIN 18-19-102-003-0000

Property of Cook County Clerk's Office