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Doc#. 2313519310 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/15/2023 02:35 PM Pg: 1 of 4

Above space for Recorder's User Only

Cook County #21762

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

PHH Mortgage Corporation

PLAINTIFF

Vs.

No. 2023CH04719

Hartwig Heller; Gisela Oschmann; Frohgard Heidt;
United States of America - Commissioner of Housing and
Urban Development; Unknown Heirs and Legatees of
Hannelore Heller; Unknown Owners and Nonrecord
Claimants

416 N Redfield Court
Park Ridge, IL 60068

DEFENDANTS

LIS PENDENS AND NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that the above-entitled cause was filed in the above Court for Foreclosure and is now pending in said Court and that the property affected by said cause is described as follows:

- (i) The names of all Plaintiffs, Defendants and case number are set forth above.
- (ii) The court in which the action was brought is set forth above.
- (iii) The names of the title holders of record are as follows:
 - Hartwig Heller
 - Gisela Oschmann
 - Frohgard Heidt
 - Unknown Heirs and Legatees of Hannelore Heller

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(iv) The legal description is:

LOT 80 AND THE EAST 8 FEET OF THE VACATED ALLEY LYING WEST OF AND ADJACENT THERETO IN FEURBORN AND KLODE'S WOODLAND PARK IN THE EAST 1/2 OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

TAX PARCEL NUMBER: 09-27-408-014-0000

(v) The common address or location of the property is:

416 N Redfield Court
Park Ridge, IL 60068

(vi) Identification of the mortgage sought to be foreclosed:

a) Mortgagors:

Hannelore Heller executed the mortgage, however this individual is deceased and is not named as a defendant in this lawsuit

b) Mortgagee:

Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for The Money House, Inc.

c) Date of mortgage: 11/3/2022

d) Date and place of recording:

11/10/2022

Office of the Recorder of Deeds of Cook County Illinois

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e) Document Number: 2231416030

SIGNATURE: /s/ Ryan Grotz
ARDC No. 6309144
May 15, 2023
Attorney of Record

THIS DOCUMENT WAS PREPARED BY/MAIL TO: BOX 70

Codilis & Associates, P.C.
15W030 North Frontage Road, Suite 100
Burr Ridge, IL 60527
(630) 794-5300
pleadings@il.cslegal.com
Cook #21762
14-23-02814
NOTE: This law firm is a debt collector.

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DEFENDANTS

No. 2023CH04719

416 N Redfield Court
Park Ridge, IL 60068

NOTICE OF FILING PURSUANT TO PREDATORY LENDING DATABASE ACT

TO: Illinois Department of Financial and Professional Regulation
Division of Banking
100 W. Randolph, 9th Floor, Chicago, IL 60603
Attn: Anti Predatory Lending Database (APLD)

PLEASE TAKE NOTICE that a copy of the attached Lis Pendens was filed with the Illinois Department of Financial and Professional Regulation Division of Banking.

Codilis & Associates, P.C.

By: /s/ Ryan Grotz
6309144

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PROOF OF SERVICE

I, the undersigned, a non-attorney, certify that a copy of this notice was served by electronic transmission on May 15, 2023.

By: Sandra Roldan