

# UNOFFICIAL COPY

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Karen A. Yarbrough  
Cook County Clerk  
Date: 05/24/2023 02:42 PM Pg: 1 of 5

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

NEWREZ LLC D/B/A SHELLPOINT  
MORTGAGE SERVICING,

Plaintiff,

vs.

MARTINA S. CHAVEZ AKA CHAVEZ  
MARTINA S., UNITED STATES OF AMERICA  
ACTING BY AND THROUGH THE SECRETARY  
OF HOUSING AND URBAN DEVELOPMENT  
AND STATE OF ILLINOIS-DEPARTMENT OF  
REVENUE,

Defendants.

CASE NO. 23-CH-04846  
CALENDAR 64

PROPERTY ADDRESS:  
3701 S. 53RD CT.  
CICERO, IL 60804

**NOTICE OF FORECLOSURE (LIS PENDENS)**  
**(735 ILCS 5/15 1503)**

The undersigned certifies that the above-entitled mortgage foreclosure action was filed on May 17, 2023 and is now pending.

- i. The names of all plaintiffs and the case number are identified above.
- ii. The court in which said action was brought is identified above.
- iii. The name of the title holder of record is: Martina S. Chavez.
- iv. A legal description of the real estate sufficient to identify it with reasonable certainty is as follows:

LOT 48 IN BLOCK 11 IN CALVIN F. TAYLOR'S SUBDIVISION OF THE  
EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 39  
NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN  
COOK COUNTY, ILLINOIS

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Permanent Index Number: 16-33-320-001-0000

v. A common address or description of the location of the real estate is as follows:  
3701 S. 53rd Ct., Cicero, IL 60804

vi. An identification of the mortgage sought to be foreclosed is as follows:

Names of Mortgagors: Martina S. Chavez, unmarried, signing as Chavez Martina S.  
Name of Mortgagee: "MERS", Mortgage Electronic Registration Systems, Inc., as  
Mortgagee, acting solely as nominee for Parkside Lending, Inc., its successors and  
assigns

Date of Mortgage: July 18, 2019

Date of recording: July 22, 2019

County where recorded: Cook County

Recording document identification: Document No. 1920333179

Dated this 24th day of May, 2023

Signature



Megan S. Catour  
Attorney for Plaintiff

Address: 601 East William Street, Decatur, IL 62523

XX Attorney of Record \_\_\_\_\_ Party to said cause  
(check one)

This document was prepared by: Megan S. Catour  
Heavner, Beyers & Mihlar, LLC  
Whose address is: P.O. Box 740  
Decatur, IL 62525

MAIL TO: Heavner, Beyers & Mihlar, LLC  
P.O. Box 740  
Decatur, IL 62525

NO CHANGE IN TAXES

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Megan S. Catour (#6303195)  
HEAVNER, BEYERS & MIHLAR, LLC - #40387  
Attorneys at Law  
P.O. Box 740  
Decatur, IL 62525

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CALENDAR 64

PROPERTY ADDRESS:  
3701 S. 53RD CT.  
CICERO, IL 60804

## CERTIFICATE OF SERVICE

I caused to be sent via electronic mail a copy of the Notice of Foreclosure (Lis Pendens) address as follows:

Illinois Department of Financial and Professional Regulation  
Division of Banking  
ATTN: Anti Predatory Lending Database  
veritecops@ilapld.com

LEGAL:

LOT 48 IN BLOCK 11 IN CALVIN F. TAYLOR'S SUBDIVISION OF THE  
EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 39  
NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN  
COOK COUNTY, ILLINOIS

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Permanent Index Number: 16-33-320-001-0000

Commonly known as: 3701 S. 53rd Ct., Cicero, IL 60804

*Megan S. Catour*

Megan S. Catour  
Heavner, Beyers & Mihlar, LLC

Under penalties as provided by law pursuant to Section 1-109 of the Code of Civil Procedure, the undersigned certifies that the statements set forth in this instrument are true and correct.

Dated May 24, 2023

By

*Megan S. Catour*

Megan S. Catour (#6303195), Its Attorney  
Of Heavner, Beyers & Mihlar, LLC

**PREPARED BY AND RETURN TO:**

Megan S. Catour (#6303195)  
HEAVNER, BEYERS & MIHLAR, LLC - #40387  
Attorneys at Law  
P.O. Box 740  
Decatur, IL 62525

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