

# UNOFFICIAL COPY

Doc#. 2315316001 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/02/2023 09:20 AM 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

U.S. Bank Trust National Association, not in its individual  
capacity but solely as owner trustee for RCF 2 Acquisition  
Trust

PLAINTIFF

No. 2023CH05253

Vs.

Saltanat Sapargalieva; 16 King Arthur Court  
Condominiums Association, Inc.; Unknown Owners and  
Nonrecord Claimants

DEFENDANTS

16 King Arthur Ct Apt 16  
Northlake, IL 60164

## 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:  
Saltanat Sapargalieva
- (iv) The legal description is:

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## PARCEL 1:

UNIT 16 IN THE 16 KING ARTHUR COURT CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 16 IN KING ARTHUR APARTMENTS OF NORTHLAKE, BEING A SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 30 TOWNSHIP 40 NORTH, RANGE 2 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED ON AUGUST 2, 1999 AS DOCUMENT 99733228, TOGETHER WITH A PERCENTAGE OF THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.

## PARCEL II:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 16, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "D" TO THE AFORESAID DECLARATION AS AMENDED FROM TIME TO TIME.

## PARCEL III:

EASEMENTS FOR THE BENEFIT OF PARCEL I AFORESAID AS SET FORTH IN FIRE DECLARATION OF EASEMENTS AND EXHIBIT I THERETO ATTACHED DATED NOVEMBER 23, 1962 AND RECORDED NOVEMBER 23, 1962 AS DOCUMENT NUMBER 18653754 MADE BY OAK PARK TRUST AND SAVINGS BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 1, 1962 AND KNOWN AS TRUST NUMBER 4115, DECLARATION OF EASEMENTS MADE BY TRUST NUMBER 4115 AFORESAID RECORDED AS DOCUMENT NUMBERS 18844302 AND 18144303 AND AS, MODIFIED BY DOCUMENT NUMBER 18922388 AND DECLARATION OF EASEMENTS MADE BY ARTHUR J. ALLEN AND ELIZABETH W. ALLEN RECORDED AS DOCUMENT NUMBER 18844304 AND MODIFIED BY DOCUMENT 18922389, ALL IN COOK COUNTY, ILLINOIS.

## PARCEL IV:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL I AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS AND COVENANTS DATED OCTOBER 18, 1979 AND RECORDED OCTOBER 19, 1979 A DOCUMENT NUMBER 25201126, AS AMENDED BY DOCUMENT NUMBERS 86083389 AND 95753612, FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

**TAX PARCEL NUMBER:** 12-30-402-057-1016

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

16 King Arthur Ct Apt 16  
Northlake, IL 60164

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

a) Mortgagors:

Saltanat Sapargalieva

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- b) Mortgagee:  
JPMorgan Chase Bank, N.A.
- c) Date of mortgage: 2/25/2013
- d) Date and place of recording:  
3/5/2013  
Office of the Recorder of Deeds of Cook County Illinois
- e) Document Number: 1306457796

SIGNATURE: /s/ James J Bernhard  
AROC No. 6255630  
June 1, 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  
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Cook #21762  
14-23-03530

**NOTE: This law firm is a debt collector.**

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DEFENDANTS

No. 2023CH05253

16 King Arthur Ct Apt 16  
Northlake, IL 60164

### 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/ James J Bernhard  
6255630

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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 June 1, 2023.

By: Denice DeVos