

# UNOFFICIAL COPY

Doc#. 2321241090 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 07/31/2023 11:35 AM Pg: 1 of 5

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

FIFTH THIRD BANK, NATIONAL  
ASSOCIATION, SUCCESSOR BY MERGER  
TO FIFTH THIRD BANK (WESTERN  
MICHIGAN),

Plaintiff,

vs.

AMIR G. MOUAYED, SEPIDEH  
MOUAYED, ILLINOIS DEPARTMENT OF  
REVENUE, THE UNITED STATES OF  
AMERICA, DEPARTMENT OF THE  
TREASURY, INTERNAL REVENUE  
SERVICE, UNKNOWN OWNERS AND  
NON-RECORD CLAIMANTS

Defendants.

CASE NO: 2023CH06969

Property Address:  
612 Fairway Drive  
Glenview, IL 60025

PARCEL NUMBER: 04-33-413-017-0000

### LIS PENDENS

WELTMAN, WEINBERG & REIS CO., L.P.A., attorneys of record for the Plaintiff, do hereby certify that the above-mentioned action was filed in the Circuit Court of Cook County, Illinois, County Department - Chancery Division, on July 28, 2023 and certify the following information as required by Section 15-1503 of the Illinois Mortgage Foreclosure Law

- i) The name of all Plaintiffs and the case number:

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Fifth Third Bank, National Association, successor by merger to Fifth Third Bank (Western Michigan)

Case No: 2023CH06969

ii) The Court in which the action was brought:

Circuit Court of Cook County, Illinois, County Department – Chancery Division

iii) The names of the title holders of record:

Amir G. Mouayed and Sepideh Mouayed

iv) The legal description of the real estate:

LOT 3 IN BLOCK 2 IN MILTON PERLMAN'S FAIRWAY TERRACE, SECOND ADDITION, A SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 33, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

v) The common address of the real estate:

612 Fairway Drive, Glenview, IL 60025

PARCEL NUMBER: 04-33-413-017-0000

vi) Information concerning mortgage:

A. Nature of instrument:

Mortgage

B. Date of Mortgage:

May 5, 2006

C. Name of Mortgagors:

Amir G. Mouayed and Sepideh Mouayed

D. Name of Mortgagee:

Fifth Third Bank (Western Michigan)

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E. Date and place of recording:

July 7, 2006; Office of the Recorder of Deeds, Cook County, Illinois

F. Identification of recording:

as Instrument No. 0618855068

G. Interest subject to the Mortgage:

Fee Simple

H. Amount of original indebtedness, including subsequent advances made under the Mortgage:

\$200,000.00

This instrument was prepared by and mailed to:

/s/ Greg Czaicki

Greg Czaicki; ARDC No.: 6285993  
Weltman, Weinberg & Reis Co., L.P.A.  
Attorneys for Plaintiff

Greg Czaicki; ARDC No.: 6285993  
Casey B. Hicks; ARDC No.: 6289784  
Weltman, Weinberg & Reis Co., L.P.A.  
Attorneys for Plaintiff  
180 N. LaSalle Street, Suite 2400  
Chicago, IL 60601-2704  
Phone: 312-782-9676  
Fax: 312-782-4201  
Email: ChicagoREDG@Weltman.com  
Cook #: 31495  
WWR#: 23-000457-1

**PARCEL NUMBER: 04-33-413-017-0000**

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COUNTY DEPARTMENT – CHANCERY DIVISION**

FIFTH THIRD BANK, NATIONAL  
ASSOCIATION, SUCCESSOR BY MERGER TO  
FIFTH THIRD BANK (WESTERN MICHIGAN),

Plaintiff,

vs.

AMIR G. MCCAYED, SEPIDEH MOUAYED,  
ILLINOIS DEPARTMENT OF REVENUE, THE  
UNITED STATES OF AMERICA,  
DEPARTMENT OF THE TREASURY,  
INTERNAL REVENUE SERVICE, UNKNOWN  
OWNERS AND NON-RECORD CLAIMANTS

Defendants.

CASE NO: 2023CH06969

Property Address:  
612 Fairway Drive  
Glenview, IL 60025

PARCEL NUMBER: 04-33-413-017-0000

**COMPLIANCE WITH PREDATORY LENDING DATABASE SECTION OF  
RESIDENTIAL REAL PROPERTY DISCLOSURE ACT**

TO: Illinois Department of Financial and Professional Regulation  
Attn: HB4050 Pilot Program  
100 W. Randolph, 9th Floor  
Chicago, IL 60603

**CERTIFICATION**

I, Greg Czaicki, attorney, certify that I prepared this notice on July 16, 2023, to be filed along with a copy of the Lis Pendens notice with the above entitled address.

(X) Under penalties as provided by law pursuant to 735 ILCS 5/1-109, I certify that the statements set forth herein are true and correct.

/s/ Greg Czaicki

Signature

Casey B. Hicks; ARDC No.: 6289784  
Greg Czaicki; ARDC No.: 6285993  
Weltman, Weinberg & Reis Co., L.P.A.  
Attorneys for Plaintiff  
180 N. LaSalle Street, Suite 2400  
Chicago, IL 60601-2704  
Phone: 312-782-9676  
Fax: 312-782-4201  
Email: ChicagoREDG@Weltman.com  
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## CERTIFICATE OF SERVICE

The undersigned being first duly sworn on oath, deposes and states that he has mailed or will promptly mail, upon receipt, a copy of the recorded Lis Pendens attached hereto to the Illinois Department of Financial and Professional Regulation, Division of Banking, 100 W. Randolph, 9th Floor, Chicago, IL 60603, Attn: HB4050 Pilot Program.  
VeritecOps@ILAPLD.com

/s/ Greg Czaicki

Signature

Property of Cook County Clerk's Office