

# UNOFFICIAL COPY

Doc#: 2324008129 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/28/2023 03:02 PM Pg: 1 of 3

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**Above space for Recorder's User Only**

Cook County #21762

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

Citizens Bank, N.A.

PLAINTIFF

No. 2023CH07718

Vs.

11118 S Peoria St  
Chicago, IL 60643

Geraldine Baldwin; Unknown Owners and Nonrecord  
Claimants

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:  
Geraldine Baldwin
- (iv) The legal description is:

THE FOLLOWING LANDS AND PROPERTY, TOGETHER WITH ALL IMPROVEMENTS  
LOCATED THEREON, LYING IN COOK COUNTY, IL TO WIT:

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LOT 22 IN BLOCK 15 IN SECOND ADDITION TO SHELDON HEIGHTS WEST, BEING A SUBDIVISION OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTH 1/4 OF THE NORTHEAST 1/4 (EXCEPT THE EAST 498.33 FEET AND EXCEPT THE NORTH 174 FEET THEREOF) ALSO THE EAST 1/4 OF THE WEST 1/2 OF THE NORTH 1/4 OF THE EAST 1/2 OF THE NORTHEAST 1/4 (EXCEPT THE NORTH 174 FEET THEREOF) IN SECTION 20, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT RECORDED DECEMBER 13, 1926 AS DOCUMENT 9494590, IN COOK COUNTY, ILLINOIS.

**TAX PARCEL NUMBER:** 25-20-203-009-0000

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

11118 S Peoria St  
Chicago, IL 60643

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

a) Mortgagors:

Geraldine Baldwin

b) Mortgagee:

Citizens Bank, N.A.

c) Date of mortgage: 4/19/2022

d) Date and place of recording:

5/9/2022

Office of the Recorder of Deeds of Cook County Illinois

e) Document Number: 2212939277

SIGNATURE: /s/ Matthew Naglewski  
ARDC No. 6322722  
August 25, 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

14-23-05537 / **NOTE: This law firm is a debt collector.**

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Vs.

Geraldine Baldwin; Unknown Owners and Nonrecord  
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No. 2023CH07718

11118 S Peoria St  
Chicago, IL 60643

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/ Matthew Naglewski  
6322722

Codilis & Associates, P.C.  
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pleadings@il.cslegal.com  
Cook #21762  
14-23-05537

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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 August 25, 2023.

By: Denice DeVos