

# UNOFFICIAL COPY

Doc#. 2405713253 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 02/26/2024 11:48 AM 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

Wells Fargo Bank, N.A. successor by merger to Wachovia  
Bank, N.A.

PLAINTIFF

Vs.

Rami Darawad; Midland Credit Management, Inc.;  
Unknown Owners and Nonrecord Claimants

DEFENDANTS

No. 2024CH01073

2855 North Oak Park Avenue  
Chicago, IL 60634

## 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:  
Rami Darawad
- (iv) The legal description is:

THE NORTH 38 FEET OF THE SOUTH 76 FEET OF LOT 111 IN FIRST ADDITION TO  
MONT CLARE GARDENS, BEING A SUBDIVISION OF THE WEST 1/2 OF THE

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NORTHEAST 1/4 (EXCEPT THAT PART TAKEN FOR RAILROAD) OF SECTION 30,  
TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN  
COOK COUNTY, ILLINOIS.

**TAX PARCEL NUMBER:** 13-30-224-023-0000

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

2855 North Oak Park Avenue  
Chicago, IL 60634

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

a) Mortgagors:  
Rami Darawad

b) Mortgagee:  
Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for MortgageIt,  
Inc.

c) Date of mortgage: 3/15/2006

d) Date and place of recording:  
3/24/2006  
Office of the Recorder of Deeds of Cook County Illinois

e) Document Number: 0608353056

**THIS DOCUMENT WAS PREPARED BY/ RETURN TO:**

SIGNATURE: /s/ Kimberly L. Nyberg  
ARDC No. 6345914  
February 22, 2024  
Attorney of Record

Codilis & Associates, P.C.  
15W030 North Frontage Road, Suite 100  
Burr Ridge, IL 60527  
(630) 794-5300  
pleadings@il.cslegal.com  
Cook #21762  
14-23-06807

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

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### 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/ Kimberly L. Nyberg  
6345914

Codilis & Associates, P.C.  
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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 February 22, 2024.

By: Sandra Roldan