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LIS PENDENS NOTICE

Doc#: 2409225046 Fee: \$107.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 4/1/2024 2:34 PM Pg: 1 of 5

STATE OF ILLINOIS
COOK COUNTY

IN THE CIRCUIT COURT OF COOK
COUNTY

COOK COUNTY, ILLINOIS

Type or Print Complete Information

FLAGSTAR BANK, N.A.

Plaintiff,

vs.

BRENTEZ WATTS AKA BRENTEZ D.
WATTS; CLARISSA WATTS AKA
CLARISSA M. WATTS; UNKNOWN
OWNERS AND NON-RECORD
CLAIMANTS;

Defendants.

[Reserved for Recorder's Use Only]

CASE NO. 2024CH02643

Filed With The Court: 3-28-2024

LIS PENDENS & NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that I caused the above entitled mortgage foreclosure action to be filed in the above referenced circuit court and that the property affected by said cause is described as follows:

SEE ATTACHED LEGAL DESCRIPTION

P.I.N. 32-07-203-001-0000

2491-193824

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- (i) The names of all plaintiffs, defendants and the 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: BRENTAZ WATTS and CLARISSA WATTS
- (iv) The legal description is set forth below.
- (v) The common address or location of the property is: 1816 Sylvan Ct., Flossmoor, IL 60422
- (vi) Identification of the mortgage sought to be foreclosed
 - a) Mortgagors: BRENTAZ WATTS and CLARISSA WATTS
 - b) Mortgagee: Mortgage Electronic Registration Systems, Inc. as mortgagee, as nominee for FLAGSTAR BANK, FSB
 - c) Date of mortgage: April 18, 2017
 - d) Date and place of recording:
April 24, 2017 in the office of the Recorder of Deeds or County Clerk
 - e) Document number: 1711404045

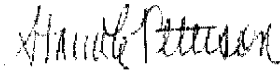
Recording document identification:

The undersigned further certifies pursuant to 735 ILCS 5/15-1218;

- (a) The name and address of the party plaintiff making said claim and asserting said mortgage is: FLAGSTAR BANK, N.A.
- (b) Said plaintiff claims a mortgage lien upon said real estate: 1816 Sylvan Ct., Flossmoor, IL 60422
- (c) The nature of said claim is the mortgage and foreclosure action described above.
- (d) The names of the persons against whom said claim is made are:
BRENTAZ WATTS AKA BRENTAZ D. WATTS;
CLARISSA WATTS AKA CLARISSA M. WATTS; UNKNOWN OWNERS AND NON-RECORD CLAIMANTS;
- (e) The legal description of said real estate appears below.

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- (f) The name and address of the person executing this notice appears below.
- (g) The name and address of the person who prepared this notice appears below.



One of its attorneys
Diaz Anselmo & Associates, LLC

Stacia E. Peterson
Associate Attorney, ARDC #6319430
Diaz Anselmo & Associates LLC

Diaz Anselmo & Associates, LLC
Attorneys for Plaintiff
1771 West Diehl Road, Suite 120
Naperville, IL 60563
Telephone: (630) 453-8950
Facsimile: (630) 428-4620
Attorney No. Cook 64727, In Page 293191
Service E-mail: midwestpleadings@dallegal.com

Prepared by and Return to:
Diaz Anselmo & Associates, LLC
1771 West Diehl Road, Suite 120
Naperville, IL 60563

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EXHIBIT A

LOT "A" IN O. RUETER AND CO'S SYLVAN COURT A SUBDIVISION IN THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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CERTIFICATE OF SERVICE OF LIS PENDENS ON THE ILLINOIS DEPARTMENT OF FINANCIAL AND PROFESSIONAL REGULATION

AFFIDAVIT

State of Illinois)
) SS
County of Cook)

I, Sindy Oliphant, on oath do hereby depose and state that I electronically delivered the attached Lis Pendens to the Illinois Department of Financial and Professional Regulation at the Thompson Center, 100 W. Randolph Street, Chicago, IL 60601, on 4-1-2024.

Date: 4-1-2024

Signature: Sindy Oliphant

Name: Sindy Oliphant

Title: Legal Assistant

Company: Diaz Anselmo & Associates, LLC

CERTIFICATION

Under penalties as provided by law pursuant to 735 ILCS 5/1-109, the undersigned certifies that the statements set forth in this instrument are true and correct, except as to matters therein stated to be on information and belief and as to such matters the undersigned certifies as aforesaid that he verily believes the same to be true.

Date: 4-1-2024

Signature: Sindy Oliphant

Name: Sindy Oliphant

Title: Legal Assistant

Company: Diaz Anselmo & Associates, LLC