

UNOFFICIAL COPY

Doc#: 2409330177 Fee: \$107.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 4/2/2024 12:34 PM Pg: 1 of 3

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

PHH MORTGAGE CORPORATION

PLAINTIFF,

v.

UNKNOWN HEIRS AND LEGATEES OF
LEONARD MAZZOTTI, DECEASED;
UNITED STATES OF AMERICA ACTING
BY AND THROUGH ITS AGENCY THE
DEPARTMENT OF HOUSING AND
URBAN DEVELOPMENT; JASON
MAZZOTTI; ROCCO MAZZOTTI; LISA
MAZZOTTI; UNKNOWN OWNERS AND
NON-RECORD CLAIMANTS;

DEFENDANTS.

CASE NO.: 2024CH02510

PROPERTY ADDRESS:
3412 S. 57TH COURT,
CICERO, IL 60804

NOTICE OF FORECLOSURE
LIS PENDENS

I, the undersigned, hereby certify that on March 26, 2024 the above captioned mortgage foreclosure action was commenced in the above stated court and that action is pending. I further state as follows:

1. Name of Title Holders of Record:

UNOFFICIAL COPY

UNKNOWN HEIRS AND LEGATEES OF LEONARD MAZZOTTI, DECEASED,
JASON MAZZOTTI, ROCCO MAZZOTTI, LISA MAZZOTTI, ANGEL PECORA, &
DIANE SANTOYA

2. The following Mortgage is sought to be foreclosed:

Mortgage, dated June 25, 2007 and recorded on July 6, 2007 as Document No. 0718705156, in the Cook County Recorder's Office by and between LEONARD MAZZOTTI, and FINANCIAL FREEDOM SENIOR FUNDING CORPORATION, A SUBSIDIARY OF INDYMAC BANK, F.S.B.

3. Said Mortgage encumbers the following real estate:

Legal Description

LOT 5 IN BLOCK 5 IN FOURTH ADDITION TO BOULEVARD MANOR, BEING A SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 AND THAT PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 LYING SOUTH OF THE CENTER LINE OF PARK AVENUE OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 3412 S. 57TH COURT, CICERO, IL 60804

Tax ID: 16-32-217-018-0000

Prepared By and Return To:

Robertson Anschutz Schneid Crane & Partners,
PLLC

Firm ID: 65582

205 N. Michigan Avenue Suite 810

Chicago, Illinois 60601

Phone: (561) 241-6901

E-mail: ILmail@raslg.com

File: 24-179344

By: /s/ David Mazzella

4/1/2024 | ARDC No. 6344319

THIS COMMUNICATION IS FROM A DEBT COLLECTOR.

UNOFFICIAL COPY

IN THE CIRCUIT COURT FOR THE COOK JUDICIAL CIRCUIT
COOK COUNTY, ILLINOIS

PHH MORTGAGE CORPORATION

PLAINTIFF,

v.

UNKNOWN HEIRS AND LEGATEES OF
LEONARD MAZZOTTI, DECEASED;
UNITED STATES OF AMERICA ACTING
BY AND THROUGH ITS AGENCY THE
DEPARTMENT OF HOUSING AND
URBAN DEVELOPMENT; JASON
MAZZOTTI; ROCCO MAZZOTTI; LISA
MAZZOTTI; UNKNOWN OWNERS AND
NON-RECORD CLAIMANTS;

DEFENDANTS.

CASE NO.: 2024CH02510

PROPERTY ADDRESS:
3412 S. 57TH COURT,
CICERO, IL 60804

**CERTIFICATE OF SERVICE PURSUANT TO THE
PREDATORY LENDING DATABASE ACT**

Please take notice that a copy of the Notice of Foreclosure, pursuant to 735 ILCS 5/15-1503, was electronically filed with the Illinois Department of Financial and Professional Regulation Division of Banking.

PROOF OF SERVICE

I, the undersigned, hereby certify under penalties as provided by law pursuant to Section 1-109 of the Code of Civil Procedure, that I caused a copy of the Notice of Foreclosure to be sent via e-mail to the Illinois Department of Financial and Professional Regulation Division of Banking at VeritecOps@ILAPLD.com on 4/1/2024.

Robertson Anschutz Schneid Crane & Partners, PLLC
205 N. Michigan Suite 810
Chicago, IL 60601
Phone: (561) 241-6901
E-mail: ILmail@raslg.com
File: 24-179344

Respectfully Submitted,

By: /s/ David Mazzella

4/1/2024 | ARDC No. 6344319

THIS COMMUNICATION IS FROM A DEBT COLLECTOR.