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CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 5/10/2024 10:35 AM Pg: 1 of 4

Property of Cook County Clerk's Office

Recorder's Stamp

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

TOWD POINT MORTGAGE TRUST 2017-1, U.S. BANK
NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE,
PLAINTIFF

VS.

RAY WALLACE, 2225 W. MONROE CONDOMINIUM
ASSOCIATION, UNKNOWN OWNERS GENERALLY, AND
NON-RECORD CLAIMANTS.

DEFENDANTS

Case No.: 2024CH04191

Cal No.: 60
Property Address:
2225 W. Monroe Street 4
Chicago, IL 60612

NOTICE OF FORECLOSURE
(LIS PENDENS)

Pursuant to 735 ILCS 5/15-1503 and 5/2-1901, the undersigned certifies that the above-entitled cause was filed on May 6, 2024 and is now pending.

1 Name of the Plaintiff and the case number are identified above.

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2 The Court in which said action was brought is identified above.

3 The name of the title holders of record are: Ray Wallace

4 The real estate to be foreclosed is legally described on Exhibit A;

5 The common address of the property is: 2225 W. Monroe Street 4
Chicago, IL 60612

6 The permanent real estate index number is: 17-18-108-063-1004

7 The mortgages sought to be foreclosed are further identified as follows:

- a Name of Mortgagor Ray Wallace
- b Name of Mortgagee in the Mortgage: Mortgage Electronic Registration Systems, Inc.,
as nominee for CitiMortgage, Inc.
- c Date and Place of Recording: 07/11/2008, Cook County Recorder's Office
- d Identification of Recording: Document No. 0819355016
- e Interest encumbered by the Mortgage: Fee Simple;


Johnny Dale Frevert, Jr., Esq., ARDC # 6305960
Attorney for Plaintiff

Prepared by and Return to:

Julie Barber

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Our File #: SPS002276-24FC1

SPS002276

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EXHIBIT A

LEGAL DESCRIPTION:

PARCEL 1: UNIT 4 IN THE 2225 W. MONROE CONDOMINIUM GROUP AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 3 IN SUBDIVISION OF SUBLOTS 10, 11, 12 & 13 OF BLOCK 9 OF ROCKWELL'S ADDITION TO CHICAGO IN THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 07170154047; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF BALCONY SPACE B-4 AND GARAGE SPACE G-4 AS LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0717015047.

P.I.N. 17-18-108-063-1004

COMMON ADDRESS: 2225 W. Monroe Street 4, Chicago, IL 60612

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CERTIFICATE OF SERVICE

The undersigned, a non-attorney, states that a true copy of the above and foregoing Notice of Foreclosure (Lis Pendens Notice) was delivered to the Illinois Department of Financial and Professional Regulation by sending a copy via electronic mail to VeritecOps@ILAPLD.com, on or about May 10, 2024 in accordance with 765 ILCS 77/70(g).

By:

Julie Barber

A Non-Attorney

PRINTED NAME: Julie Barber

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