

# UNOFFICIAL COPY

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Date 5/29/2024 3:07 PM Pg: 1 of 3

## ATTORNEYS

## LIEN

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Above Space for Recorder's use only

STATE OF ILLINOIS )  
  ) SS:  
COOK OF COOK        )

The claimant, Cook County Property Tax Solutions, LLC. d/b/a Property Tax Solutions, of Chicago, County of Cook, State of Illinois, hereby files a claim for lien in the amount of \$1,019.73 against Carlos Torres (hereinafter referred to as "Owner"), of Cook County, Illinois, and states:

On December 29, 2019, the owner owned the following described premises in the County of Cook, State of Illinois ("the premises"), to wit:

See attached Exhibit "A" for legal description.

Permanent Real Estate Index Number(s):	03-26-201-016-0000
Address(es) of Premises:	1003 Camp McDonald Rd Prospect Heights, IL 60070

## COUNT I

On December 29, 2019, the claimant entered into a written agreement with said owner to provide legal representation before the Cook County Assessor and Board of Review to contest the 2019 assessed value of the premises, for compensation totaling (50%) of the 2019 tax savings achieved as a result of claimant's efforts. The agreement further provided that claimant would be entitled to a lien on the premises in the event the fee was not paid when due.

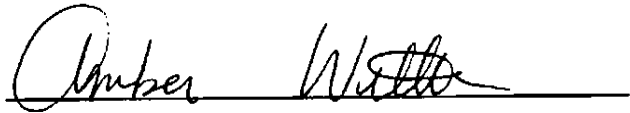
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On April 1, 2020 claimant completed said legal representation before the Cook County Assessor, by successfully reducing the 2019 assessed value from \$28,432 to \$25,347 resulting in a 2019 tax savings of \$1,013 and a fee due claimant of \$506.50.

### CLAIM OF LIEN

There remains, unpaid and owing to the claimant, the amount of \$1,019.73, for which, with interest, the claimant claims a lien on the premises described in Exhibit "A".

Cook County Property Tax Solutions, LLC

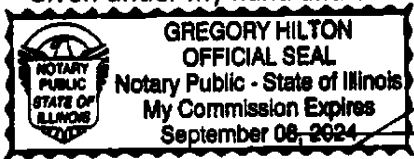


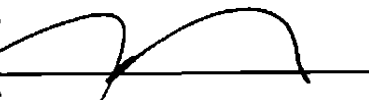
By:

STATE OF ILLINOIS    )  
  ) SS:  
COUNTY OF COOK    )

I, GREGORY HILTON, a notary public in and for the country in the state aforesaid, hereby certify that Amber Williams, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 13<sup>th</sup> day of May, 2024.



 Notary Public

This document was prepared by Gregory Hilton, Cook County Property Tax Solutions, LLC, 16 West Ontario, 2<sup>nd</sup> Floor, Chicago, IL 60654.

Mail to: Gregory Hilton  
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16 West Ontario, 2<sup>nd</sup> Floor  
Chicago, IL 60654

LLC

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## EXHIBIT "A"

### LEGAL DESCRIPTION

LOT 5 IN H.M. CORNELL AND COMPANY'S CAMP MCDONALD ACRES,  
BEING A SUBDIVISION OF THE NORTH ½ OF THE NORTHEAST ¼ OF  
SECTION 26, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD  
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 03-26-201-016-0000

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