

UNOFFICIAL COPY

Doc#: 2415020312 Fee: \$107.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
Date 5/29/2024 11:40 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**

SELECT PORTFOLIO SERVICING, INC.,

PLAINTIFF

VS.

Case No.: 2024CH04878

ALBERTO VILLEGAS, ANACLETA TERRAZAS,
UNKNOWN OWNERS GENERALLY, AND NON-RECORD
CLAIMANTS.

DEFENDANTS

Cal No.: 59
Property Address:
3815 Wenonah Ave
Berwyn, IL 60402

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 23, 2024 and is now pending.

- 1 Name of the Plaintiff and the case number are identified above.
- 2 The Court in which said action was brought is identified above.

UNOFFICIAL COPY

- 3 The name of the title holders of record are: Alberto Villegas and Anacleta Terrazas
- 4 The real estate to be foreclosed is legally described on Exhibit A;
- 5 The common address of the property is: 3815 Wenonah Ave
Berwyn, IL 60402
- 6 The permanent real estate index number is: 16-31-327-005-0000
- 7 The mortgages sought to be foreclosed are further identified as follows:
- a Name of Mortgagor Alberto Villegas , Anacleta Terrazas
 - b Name of Mortgagee in the Mortgage: Mortgage Electronic Registration Systems, Inc.,
as nominee for A & N Mortgage Services, Inc.
 - c Date and Place of Recording: 10/30/2020, Cook County Recorder's Office
 - d Identification of Recording: Document No. 2030406277
 - e Interest encumbered by the Mortgage: Fee Simple;

Pat Mangan

Pat Mangan, Esq., ARDC # 6339332
Attorney for Plaintiff

Prepared by and Return to:

Julie Barber

Kluever Law Group, LLC
200 N LaSalle St Suite 1880
Chicago, IL 60601
312-236-0077
Attorney No. 38413
courtrresults@klueverlawgroup.com
Our File #: SPS002286-24FC1

SPS002286

UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION:

LOT 32 IN BLOCK 1 IN E.A. CUMMINGS AND COMPANY'S WEST 39TH STREET SUBDIVISION OF BLOCK 38 AND 46 IN THE CIRCUIT COURT PARTITION OF PART OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 31, 1915 AS DOCUMENT 5779277, IN COOK COUNTY, ILLINOIS.

P.I.N. 16-31-327-005-0000

COMMON ADDRESS: 3815 Wenonah Ave, Berwyn, IL 60402

Property of Cook County Clerk's Office

UNOFFICIAL COPY

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 29, 2024 in accordance with 765 ILCS 77/70(g).

By: Julie Barber

A Non-Attorney

PRINTED NAME: Julie Barber

Property of Cook County Clerk's Office