

# UNOFFICIAL COPY

Doc#: 2415702103 Fee: \$107.00  
CEDRIC GILES  
COOK COUNTY CLERK'S OFFICE  
Date 6/5/2024 10:26 AM Pg: 1 of 3

-----  
**Above space for Recorder's User Only**

Cook County #21762

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

Carrington Mortgage Services LLC  
PLAINTIFF

Vs.

Regina Marquez; United States of America -  
Commissioner of Housing and Urban Development;  
Unknown Owners and Nonrecord Claimants  
DEFENDANTS

No. 2024CH05280

9711 Parkside Ave, Oak Lawn, IL 60453

## LIS PENDENS AND NOTICE OF FORECLOSURE

I, the undersigned, do hereby certify that the above-entitled cause was filed in the above Court for Foreclosure and is now pending in said Court and that the property affected by said cause is described as follows:

- (i) The names of all Plaintiffs, Defendants and 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 as follows:  
Regina Marquez
- (iv) The legal description is:

THE SOUTH 50 FEET OF THE NORTH 200 FEET OF THE WEST 126 FEET 6 INCHES OF  
LOT 1 IN BLOCK 13 IN FREDERICK H. BARTLETT'S CENTRALWOOD, A SUBDIVISION

# UNOFFICIAL COPY

OF THE EAST HALF OF THE EAST HALF AND THE EAST HALF OF THE WEST HALF OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT RAILROAD RIGHT OF WAY) IN COOK COUNTY, ILLINOIS.

**TAX PARCEL NUMBER:** 24-08-218-008-0000

(v) The common address or location of the property is:

9711 Parkside Ave  
Oak Lawn, IL 60453

(vi) Identification of the mortgage sought to be foreclosed:

a) Mortgagors:

Lucie Kavaliauskas executed the mortgage, however this individual is deceased and is not named as a defendant in this lawsuit

b) Mortgagee:

Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for American Advisors Group

c) Date of mortgage: 5/8/2019

d) Date and place of recording:

5/15/2019

Office of the Recorder of Deeds of Cook County Illinois

e) Document Number: 1913501128

**THIS DOCUMENT WAS PREPARED BY/ RETURN TO:**

SIGNATURE: /s/ Matthew Naglewski  
ARDC No. 6322722  
June 5, 2024  
Attorney of Record

Codilis & Associates, P.C.  
15W030 North Frontage Road, Suite 100  
Burr Ridge, IL 60527  
(630) 794-5300  
pleadings@il.cslegal.com  
Cook #21762  
14-24-03342

**NOTE: This law firm is a debt collector.**

# UNOFFICIAL COPY

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

Carrington Mortgage Services LLC  
PLAINTIFF

Vs.

Regina Marquez; United States of America -  
Commissioner of Housing and Urban Development;  
Unknown Owners and Nonrecord Claimants  
DEFENDANTS

No. 2024CH05280

9711 Parkside Ave, Oak Lawn, IL 60453

NOTICE OF FILING PURSUANT TO PREDATORY LENDING  
DATABASE ACT

TO: Illinois Department of Financial and Professional Regulation  
Division of Banking  
100 W. Randolph, 9th Floor, Chicago, IL 60603  
Attn: **Anti Predatory Lending Database (APLD)**

**PLEASE TAKE NOTICE** that a copy of the attached Lis Pendens was filed with the Illinois Department of Financial and Professional Regulation Division of Banking.

Codilis & Associates, P.C.

By: /s/ Matthew Naglewski  
6322722

Codilis & Associates, P.C.  
15W030 North Frontage Road, Suite 100  
Burr Ridge, IL 60527  
(630) 794-5300  
pleadings@il.cslegal.com  
Cook #21762  
14-24-03342

**NOTE: This law firm is a debt collector.**

**PROOF OF SERVICE**

I, the undersigned, a non-attorney, certify that a copy of this notice was served by electronic transmission on June 5, 2024.

By: Sandra Roldan