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CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 6/24/2024 2:15 PM 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

United Community Bank

PLAINTIFF

Vs.

No. 2024CH05789

Adarion M. Watkins; Illinois Housing Development
Authority; Temple-Inland Mortgage Corporation n/k/a
Guaranty Residential Lending, Inc.; Unknown Owners
and Nonrecord Claimants

DEFENDANTS

370 Westgate Dr, Park Forest, IL 60466

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:
Adarion M. Watkins
- (iv) The legal description is:

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LOT 16 IN BLOCK 15 IN VILLAGE OF PARK FOREST WESTWOOD ADDITION BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 26 AND PART OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID SUBDIVISION RECORDED NOVEMBER 12, 1954 AS DOCUMENT NUMBER 16070880, IN COOK COUNTY, ILLINOIS.

TAX PARCEL NUMBER: 31-26-405-004-0000

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

370 Westgate Dr
Park Forest, IL 60466

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

a) Mortgagors:

Adarion M. Watkins

b) Mortgagee:

Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for Standard Bank and Trust Company

c) Date of mortgage: 5/14/2015

d) Date and place of recording:

5/18/2015

Office of the Recorder of Deeds of Cook County Illinois

e) Document Number: 1513857103

THIS DOCUMENT WAS PREPARED BY/ RETURN TO:

SIGNATURE: /s/ Matthew Naglewski

ARDC No. 6322722

June 21, 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

14-24-03660

NOTE: This law firm is a debt collector.

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No. 2024CH05789

370 Westgate Dr, Park Forest, IL 60466

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

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PROOF OF SERVICE

I, the undersigned, a non-attorney, certify that a copy of this notice was served by electronic transmission on June 21, 2024.

By: Sandra Roldan