

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
                                  ) SS  
COUNTY OF COOK )

96697619

**CONDOMINIUM ASSOCIATION**

**NOTICE AND CLAIM OF LIEN**

**WITH RESPECT TO UNPAID ASSESSMENTS**

TO:

Burton South Joint Venture, an Illinois Joint Venture  
3216 North Cicero Avenue  
Chicago, Illinois 60641

F	2560	IA
P		
T	2560	
I		

American National Bank and Trust Company, not individually  
but solely as Trustee under that certain Trust Agreement  
dated May 5, 1994 and known as Trust No. RV-012388  
Land Trust Department  
33 North LaSalle Street  
Chicago, Illinois 60690

DEPT-01 RECORDING \$25.50  
T4666 TRAN 3824 09/12/96 10:11:00  
3833 : SA \* - 96 - 697619  
COOK COUNTY RECORDER

The Claimant, THE TERRACES ON LASALLE CONDOMINIUM ASSOCIATION ("TOLC"), an Illinois not-for-profit corporation, through its Board of Managers, hereby files this Notice and Claim for Lien against Burton South Joint Venture, an Illinois Joint Venture, and American National Bank and Trust Company, not individually but solely as Trustee under that certain Trust Agreement dated May 5, 1994 and known as Trust No. RV-012388 ("Owner") pursuant to Section 9(g) of the Illinois Condominium Property Act,<sup>1</sup> and all amendments thereto (the "Condominium Property Act") and states:

1. You are hereby notified that Owner has failed to pay common expense assessments as required by the Declaration and the provisions of the Condominium Property Act with respect to land owned by Owner (the "Premises") and legally described on Exhibit A attached hereto and made a part hereof.
2. TOLC is entitled to the balance of the common expense assessments due since the first Unit was sold in April, 1996, all of which is currently due and payable, and any interest, late charges, reasonable attorneys' fees incurred in enforcing this lien and the Declaration, Covenants and By-laws of TOLC, and costs of collections.

<sup>1</sup>765 ILCS §605/9(g) (West Supp. 1996).

6-2-96-10

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03/10/2019

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TOLC claims a lien in and to the land and improvements constituting the Premises for the amount specified in Paragraph 2 above pursuant to Section 9 of the Condominium Property Act.

THE TERRACES ON LASALLE CONDOMINIUM ASSOCIATION

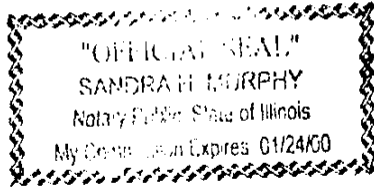
By:   
Title: One of the Attorneys for The Terraces on LaSalle Condominium Association

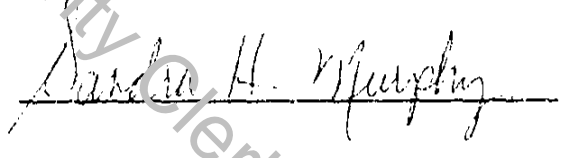
STATE OF ILLINOIS )  
                              ) SS  
COUNTY OF COOK )

The affiant, John F. Mahoney, being first duly sworn on oath, deposes and says that he is the attorney for The Terraces on LaSalle Condominium Association, that he has read the Notice and Claim for Lien and knows the statements made therein to be true.

  
One of the Attorneys for The Terraces on LaSalle Condominium Association

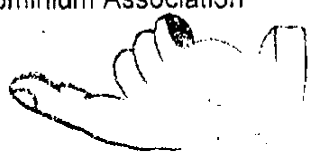
Subscribed and sworn to before me this 14<sup>th</sup> day of September, 1996.



  
Sandra H. Murphy

This instrument was prepared by and is to be returned to:

Chuhak & Tecson, P.C.  
Attorneys for The Terraces on LaSalle Condominium Association  
Attention: John F. Mahoney  
225 West Washington Street, Suite 1300  
Chicago, Illinois 60606  
(312) 444-9300



12  
1996

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08/15/2010

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## Exhibit A

### Legal Description

UNIT G-1 IN THE TERRACES ON LASALLE CONDOMINIUM ASSOCIATION AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE NORTH 1/2 OF THE EAST 1/2 OF THAT PART WEST OF LASALLE STREET OF LOT 117 IN BRONSON'S ADDITION TO CHICAGO,

ALSO

THE NORTH 15.00 FEET OF THE EAST 172.00 FEET OF LOT 2 IN THE COUNTY CLERK'S RESUBDIVISION OF LOT 117 IN BRONSON'S ADDITION TO CHICAGO (EXCEPT THAT PART OF THE NORTH 15.00 FEET OF SUBDIVISION LOT 2 OF COUNTY CLERK'S DIVISION OF LOT 117 OF BRONSON'S ADDITION TO CHICAGO IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING BETWEEN THE WEST LINE OF NORTH LASALLE STREET AND A LINE 14.00 FEET WEST OF AND PARALLEL WITH THE WEST LINE OF NORTH LASALLE STREET CONVEYED TO THE CITY OF CHICAGO BY DOCUMENT 1079555 RECORDED NOVEMBER 21, 1930 ALL IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS. 1432 NORTH LASALLE STREET, UNIT G-1,  
CHICAGO, ILLINOIS.

PERMANENT TAX INDEX NO.: 17-04-205-015 (P111 for condominium parcel before division)

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11/1/2011