

CLAIM FOR LIEN

COOK COUNTY
RECORDER
DEEDS & MORTGAGES
JAN 11 1993

Recorder's Stamp

P.I.N. 06-36-311-014

OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS

BOARD OF DIRECTORS OF)
HANOVER PARK RECREATIONAL)
CENTER, INC.)

Claimant.)

vs.)

ITASCA BANK & TRUST CO., as Trustee,)
Under Trust Agreement dated 5/23/91, and)
Known as Trust No. 10919, ISAUL)
CARRILLO, and TORIBIO CARRILLO,)

Respondents.)

Notice of
Claim for Lien
in the amount of
\$3,242.67

NOTICE OF CLAIM FOR LIEN

THE CLAIMANT, the Board of Directors of Hanover Park Recreational Center, Inc., a common interest association, hereby claims a lien against the Respondents, Itasca Bank & Trust Co., as Trustee, Under Trust Agreement dated 5/23/91, and known as Trust No. 10919, Isaul Carrillo, and Toribio Carrillo, and states as follows:

I. That as of the date hereof, the Respondent, Itasca Bank & Trust Co., as Trustee, Under Trust Agreement dated 5/23/91, and known as Trust No. 10919, is the legal owner, and the Respondents, Isaul Carrillo and Toribio Carrillo, are the beneficial owners of the following described lands in the County of Cook, Village of Hanover Park, State of Illinois, to wit:

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Property of Cook County Clerk's Office

PARCEL 1: LOT 4 IN F.R. MCKENZIE JR.'S HANOVER TERRACE SUBDIVISION, BEING A SUBDIVISION OF PARTS OF SECTION 35, AND SECTION 36, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 16, 1969 AS DOCUMENT NUMBER 20842837, IN COOK COUNTY, ILLINOIS

PARCEL 2: EASEMENT FOR THE BENEFIT OF LOT 4 AS SHOWN ON THE PLAT OF F.R. MCKENZIE JR.'S HANOVER TERRACE SUBDIVISION, RECORDED MAY 16, 1969 AS DOCUMENT NUMBER 20842837 AND REFERRED TO IN DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS DATED OCTOBER 16, 1969 AND RECORDED NOVEMBER 19, 1969 AS DOCUMENT NUMBER 21017098, AND IN AN INSTRUMENT WITH MARKED EXHIBIT "A" ATTACHED THERETO, AMENDING THE PLAT OF HANOVER TERRACE SUBDIVISION AFORESAID, RECORDED APRIL 10, 1970 AS DOCUMENT NUMBER 21132384, FOR INGRESS AND EGRESS, DRIVEWAY AND PARKING OVER THE EASEMENT AREAS DEPICTED ON THE PLAT OF EASEMENTS MARKED AS ATTACHED TO DOCUMENT NUMBER 21132384, AFORESAID, (EXCEPT THAT PART FALLING IN PARCEL 1) ALL IN COOK COUNTY, ILLINOIS.

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Commonly known as 2330 Glendale Terrace, Hanover Park, IL.

2. That said property is subject to a Declaration of Covenants, Conditions and Restrictions, recorded as Document No. 21017098 in the Office of the Recorder of Deeds of Cook County, Illinois, and amended by a First Amendment to Declaration of Covenants, Conditions and Restrictions, recorded as Document No. 88462067 in the Office of the Recorder of Deeds of Cook County, Illinois.

3. Article IV, Section 4.01 of said First Amendment to Declaration provides that each owner agrees and covenants to pay such assessments and user charges as are levied pursuant to the declaration and bylaws, and that such assessments, charges, interest, and costs of collection shall be charge and continuing lien upon the lot against which such assessment is made.

4. Article IV, Section 4.07 of said First Amendment to Declaration provides that any assessments which are not paid when due shall be delinquent, and if not paid within thirty (30) days after the due date, the assessment shall bear interest at the maximum legal rate. That Section further provides that the Association may bring an action at law against the owner personally obligated to pay the same, or foreclose the lien against the property, and interest, costs, and reasonable attorneys' fees of any such action shall be added to the amount of such assessment.

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5. That the Board of Directors of the Association has determined that there is a total due, unpaid and owing to the Claimant, after allowing all credits, as of July 16, 1998, the sum of Three Thousand Two Hundred Forty-Two Dollars and sixty-seven cents (\$3,242.67), for which, with interest, costs and reasonable attorneys' fees, plus such common expenses and other charges that may come due thereafter, the Claimant claims a lien on said land and improvements.

Dated: August 10th, 1998

BOARD OF DIRECTORS OF HANOVER
PARK RECREATIONAL CENTER

Michael E. Chapnick

By: _____

VERIFICATION

The undersigned, being first duly sworn on oath, deposes and states that he is an authorized representative of Board of Directors of Hanover Park Recreational Center, that he has read the above and foregoing Notice of Claim for Lien; and that the statements therein are true and correct.

Michael E. Chapnick

Michael E. Chapnick

SUBSCRIBED and SWORN to before me
this 10 day of August, 1998.

Rebecca I. Widmayer
Notary Public



FAIR DEBT NOTICE

Unless you dispute the validity of the debt or any portion of the debt within thirty (30) days after receipt of this notice, I will assume that the debt is valid. If you notify me in writing within the thirty-day period that the debt, or any portion thereof, is disputed, I will obtain and mail to you a copy of a verification of the debt or a copy of a judgment against you. Further, upon your written request within the thirty-day period, I will provide you with the name and address of the original creditor, if different from the current creditor.

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PLEASE TAKE NOTICE that the purpose of this communication is to collect a debt. All communications I have with you, and all information you provide to me, will be used for that purpose.

PREPARED BY/MAIL TO:

Michael E. Chapnick
Law Offices of Jeffrey A. Goldberg
Attorneys for Claimant
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(847) 931-2436



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