

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
                          ) SS.  
COUNTY OF COOK )

IN THE OFFICE OF THE  
REGISTRAR OF TITLES OF  
COOK COUNTY, ILLINOIS

4023377

HICKORY HEIGHTS CONDOMINIUM )  
ASSOCIATION, an Illinois not- )  
for-profit corporation )

THIS PROPERTY IS IN TORRENS

PERMANENT INDEX NUMBER: 23-02-303-090-1002

Claimant

vs.

Claim for Lien in the amount  
of \$1,133.04 plus costs and  
attorney's fees.

JAMES W. DE GROOT and  
BEVERLY A. DE GROOT,

Defendants.

HICKORY HEIGHTS CONDOMINIUM ASSOCIATION, an Illinois not-for-profit corporation, hereby files a Claim for Lien against JAMES W. DE GROOT and BEVERLY A. DE GROOT, of Cook County, Illinois, and states as follows:

As of the date hereof, the said debtor(s) was/were the owner(s) of the following land, to wit:

SEE ATTACHED FOR LEGAL DESCRIPTION.

and commonly known as 8620 W. 55th Street, #H, Hickory Hills, Illinois 60457.

That said property is subject to a Declaration of Condominium Ownership registered in the office of the Registrar of Titles of Cook County, Illinois as Document No. 2733639. Said Declaration provides for the creation of a lien for the annual assessment or charges of the Association and the Special Assessment for capital improvements together with interest, costs and reasonable attorney's fees necessary for said collection.

That as of the date hereof the assessment due, unpaid and owing to the claimant on account after allowing all credits with interest, costs and attorney fees the claimant claims a lien on said land in the sum of \$1,133.04, which sum will increase with the levy of future assessments, costs and fees of collection, all of which must be satisfied prior to any release of this lien.

HICKORY HEIGHTS CONDOMINIUM ASSOCIATION

This instrument prepared by:  
Steven P. Bloomberg  
MOSS AND BLOOMBERG, LTD.  
P. O. Box 1158  
305 W. Briarcliff Road  
Bolingbrook, IL 60440-0858  
(708) 759-0300

By: 

Its Attorney

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## RECORDED NOTICE

This instrument is executed and recorded under the provisions of Section 3 of the Illinois Mortgage and Foreclosure Act for the purpose of disclosing of record the following information and so as to prevent the undersigned from being regarded as a nonrecord claimant with respect to the premises and interest of the undersigned herein set forth:

- (1) HICKORY HEIGHTS CONDOMINIUM ASSOCIATION, an Illinois not-for-profit corporation, by Steven P. Bloomberg, MOSS AND BLOOMBERG, LTD., its attorney, causes this lien to be recorded.
- (2) Real estate lien for delinquent assessments pursuant to a Declaration registered as Document No. 2733639 in the office of the Registrar of Titles of Cook County, Illinois.
- (3) The premises to which such right, title, interest, claim or lien pertains are as follows:

SEE ATTACHED FOR LEGAL DESCRIPTION.

and commonly known as 8620 W. 95th Street, #11, Hickory Hills, Illinois 60457.

Dated this 17th day of April, 1992 in Bolingbrook, Illinois.

This instrument was prepared by:  
Steven P. Bloomberg  
MOSS AND BLOOMBERG, LTD.  
P. O. Box 1158  
303 W. Briarcliff Road  
Bolingbrook, IL 60440-0858  
(708)739-0800

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APPLICATION NO. 4722  
DOCUMENT NO. 1792964-P

VOLUME 1987-1 PAGE 311  
CERTIFICATE NO. 1491421  
OWNER JAMES W. DE GROOT AND SPOUSE

OCT 18 1987

## CERTIFICATE OF TITLES

Date Of First Registration

FEBRUARY TWENTY SEVENTH (27th), 1913  
TRANSFERRED FROM 1233749  
CERTIFICATE NO. 1111

STATE OF ILLINOIS }  
COOK COUNTY }

I Carol Moseley Braun Registrar of Titles,  
and for said County, in the State aforesaid, do hereby certify:

JAMES W. DE GROOT AND BEVERLY A. DE GROOT  
(Married to each other)  
AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

of the VILLAGE OF PALOS HILLS County of COOK and State of ILLINOIS

are the owners of an estate in fee simple, in the following described  
Property situated in the County of Cook and State of Illinois, and  
Described as Items 1 and 2 as follows:

### DESCRIPTION OF PROPERTY

UNIT 1-A-2 as described in survey delineated on and attached to and a part of a Declaration of Condominium  
Ownership registered on the 25th day of December, 1987, in Document Number 1731639

Item 2. An Undivided 1/2 Interest (except the Units delineated and described in said survey) in and to the following  
Described Premises:

That part of LOTS ONE (1) and TWO (2) (taken as a tract) in Hooley Hills Apartments, a Subdivision of  
part of the Southwest Quarter (1/4) of Section 2, Township 17 North, Range 2, East of the Third Principal  
Meridian, according to Plat registered in the Office of the Registrar of Titles of Cook County, Illinois, on  
August 2, 1963, as Document Number 1111338, described as follows: Beginning at a point on the South line  
of said Lot 2, 15.00 feet East of the Southeast corner of said Lot; thence North along a line parallel to the  
East line of said Lot 2, 63.50 feet; thence West along a line parallel to the South line of said Lot 2, 33.53  
feet; thence North along a line parallel to the East line of said Lot 2, 9.50 feet; thence East along a line  
parallel with the South line of said Lot 2, 1.00 feet; thence North along a line parallel with the East line  
of said Lot 2, 11.00 feet; thence West along a line parallel with the South line of said Lots 1 and 2, 111.00  
feet; thence South along a line parallel with the East line of said Lot 1, 92.00 feet; thence East along a  
line parallel with the South line of said Lot 1, 15.00 feet; thence North along a line parallel with the East  
line of said Lot 1, 2.00 feet; thence East to a point on the East line of said Lot 1, 97.00 feet North of the  
Southwest corner of said Lot 1; thence South along the East line of Lot 1, 67.00 feet; thence East along  
the South lines of Lots 1 and 2 to the place of beginning.

Subject to the Estates, Easements, Incumbrances and Charges noted  
the following memorials page of this Certificate.

Witness My hand and Official Seal

this 18th day of October, 1987

Registrar of Titles, Cook County, Illinois

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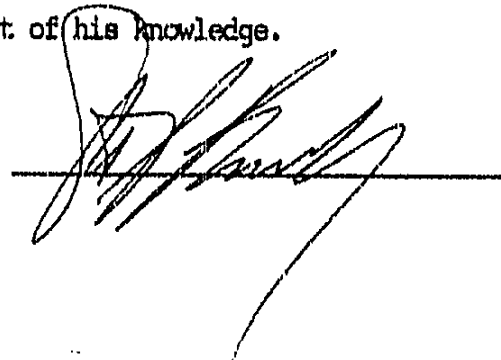
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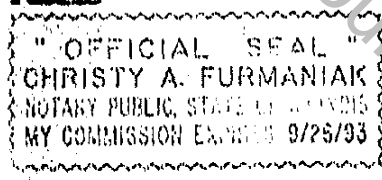
STATE OF ILLINOIS )  
                          ) SS.  
COUNTY OF COOK )

Steven P. Bloomberg, being first duly sworn on oath deposes and says he is the attorney for Hickory Heights Condominium Association, an Illinois not-for-profit corporation, the above named Claimant, that he has read the foregoing Claim for Lien, knows the contents thereof, and that all statements therein contained are true to the best of his knowledge.



Subscribed and sworn to before me  
this 17th day of April, 1992.

*Christy A. Furmaniak*  
Notary Public



RETURN TO: MOSS AND BLOOMBERG, LTD.  
P. O. Box 1158  
Bolingbrook, IL 60440  
708/759-0800

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Registrar of Titles Enter this Document on Certificate of Title	
Doc No	1491421
Vol	2987-1-211
Date	2-21-92
PAGES	

Wm R. Hensley, Esq.  
P.O. Box 1188  
Birmingham, Ala. 35202

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