

City Council approves \$98 million in TIF for LaSalle St. project

Retail and 386 apartments going into mostly empty building

The City Council has approved \$98 million in Tax Increment Financing [TIF] funding for the residential conversion of The Field Building at 135 S. LaSalle. It is a building that is mostly empty now, as it has been suffering with a shocking 83% vacancy rate.

In addition to the TIF windfall, the \$241.5 million development will be funded by an \$86 million private loan, \$24.3 million in general partner equity and \$33.3 million in Historic Tax Credit Equity.

The 44-story Art-Deco style building located in the heart of the former financial district was designed by Graham, Anderson, Probst, and White and was completed in 1934. It was named as a Chicago Landmark in 1994.

The 1.35 million square foot building has over 1.125 million



135 S. LaSalle.

Image courtesy Solomon Cordwell Buenz

square feet of vacancy (83%) mostly due to Bank of America's headquarters relocating to 110 N. Wacker.

Originally proposed by River-side Investment and Development

LASALLE see p. 12

Mayor seeks to slash Library budget, again

Cutting new book-budget in half; 89 positions at stake

BY BOB ZULEY

Flyers from AFSCME Council 31, Local 1215, representing the Chicago Public Library Employees Union are being distributed at Chicago Public Library [CPL] branch locations citywide opposing Mayor Brandon Johnson's goal of cutting 89 positions and slashing the new-book budget in half.

"Our city relies on the library to provide top quality programming for all ages, access to books, resources, and the internet. While the government is slashed at the federal level, it's never been more important to preserve the high-quality services that the library provides," the flyer states.

Ald. Samantha Nugent, [39th], writes in the Chicago Tribune that, "The goals we set cannot only be considered individually because they all rely on a fundamental foundation — access to knowledge. Public libraries are our most critical doors to that ac-



Under the current budget proposal, the Chicago Public Library's Collection (books) Budget will be cut in half, from \$10 million to \$5 million.

cess, but the proposed 2026 City of Chicago budget is threatening to lock them."

Under the current budget proposal, CPL's Collection Budget — the money used to buy books, e-books, and other materials for patrons — will be cut in half, from \$10 million to \$5 million, and 69 full-time equivalent staff positions will be eliminated.

"These cuts directly reduce the services and staffing that make libraries essential to the life of ev-

ery Chicago community," writes Nugent.

Sadly, CPL is no stranger to budgetary threats. In fiscal year 2025, 50 freshly vacated staff positions were eliminated, and \$500,000 was taken from the book budget.

If the current proposal passes, CPL will have more than 100 fewer staff positions and \$5.5 million less for collections com-

LIBRARY see p. 12



Rendering of the proposed magic venue, The Hand & The Eye, at McCormick Mansion. Images courtesy The Rockwell Group

McCormick Mansion to be transformed into 'The Hand & The Eye' magic venue

A \$50 million transformation is coming to one of the Near North Side's most historic properties, the McCormick Mansion, 100 E. Ontario St.

Plans have been announced to turn the site into a magic venue called The Hand & The Eye.

The project was announced by the project's designer, the New York-based Rockwell Group, who released renderings of the proposed five-level venue. They say that the new complex will include ornate furniture, gilded lighting and artwork and artifacts from the 1800s that has been collected from sources around the globe. Original lamps on the historic façade will be restored as part of this project.

The famous home last served for more than four decades as the site of Lawry's The Prime Rib, a restaurant that closed in 2020.

The McCormick Mansion was originally built in 1889 for L. Hamilton McCormick, a nephew of the famous inventor of the McCormick reaper. (The McCormick reaper was an agricultural implement made by the McCormick Harvesting Machine Co. in Chicago, that revolution-



ized the harvesting of crops.)

Designed by Cowles and Ohrenstein, the four-story Italian Renaissance-style mansion was later converted into several businesses. The building was badly damaged by a fire in Feb. 1947 that was the impetus for creating the current new two-story site we all see now. That project extended the building to the corner of Ontario and Rush, while doing a fireproof construction, of steel and concrete interior, and exterior walls of granite, limestone, and brick.

The Hand & The Eye, which claims to be the world's largest magic venue, is set to open in the spring, 2026.

Shots fired in River North parking lot

BY CWBCHICAGO

No injuries were reported after shots were fired in a River North parking lot on Nov. 8.

Officers on patrol heard loud, possibly automatic gunfire around 2:36 a.m., followed by a white sedan speeding south across the LaSalle Street Bridge, according to preliminary reports.

Responding officers found

shell casings in a parking lot near 430 N. LaSalle St. But, no gunshot victims were located at the scene, and no one later arrived at a hospital with gunshot-related injuries.

An officer who reviewed surveillance video determined the getaway car was a white Audi. No arrests have been made and it is unclear who, if anyone, the gunman was trying to shoot.

Community meeting Nov. 20 over Clybourn Ave. proposal

The Ranch Triangle Assoc. and 2nd Ward alderman's office are hosting an online meeting 6 p.m. Thursday, Nov. 20, to seek feedback on a development proposal for 1730-42 N. Clybourn Ave. The site is currently empty lots.

The new proposal calls for rezoning the properties to allow for the construction of a 4-story

building plus a penthouse containing 59 residential units but only 18 off-street parking spaces.

Prior to recent zoning changes, a project like this would have required 59 off-street parking spots be included in the plan.

To register for the Zoom meeting, contact the 2nd Ward office at office@aldermanhopkins.com.

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Some rise, some fall, some climb



By Thomas J. O’Gorman

“Is your name on the list of members of the Casino ? If it isn’t you can’t consider yourself one of the city’s 400.”

- Chicago Tribune

Yes, I’m a lucky lad. The recipient of widespread grace, that has included an unusual amount of advantage, forgiveness, friendship and understanding. All the right things necessary for a relatively pain-free life.

All those graces have provided me with endless opportunities for achievement. That’s what the Irish have always called luck.

With such opportunities, I have always embraced what is possible, making the most of academics. Pursuing lost languages. Modern languages. Penmanship. Phonics.

Spelling. Cooking. Writing. Painting. The piano. Irish dancing. The tin whistle. And my favorite academic pursuit, next to watching TV and old movies, has been the happy pursuit of geography.

All these vital pursuits wove themselves together creating a natural pursuit of knowledge. With a special thanks to the army of wise academic Dominican Nuns who never gave up on me. Together with my indulgent parents and grandparents, and a sister, never jealous of my hogging the spotlight. They never stopped opening doors to my imagination.

We’ve been thinking a lot about about all that opportune advantage as I hobble around following a fall down the Casino Club stairs.

We were invited by the late Rose Marie O’Neill’s family for a gala evening at the Casino Club, Chicago’s most refined and elegant Gold Coast members-only club. On Delaware next door to the former John Hancock Building. For the Irish Georgian Society’s [IGS] annual dinner at which Rosie’s lifelong allegiance to rescuing 18th Century architecture in Ireland was celebrated.

The IGS was founded by our



Then and now: The Casino Club.

late pal, the Hon. Desmond Guinness. Countless buildings of 18th Century refinement have been saved from destruction by loyal members. Rosie was a gallant supporter of the mission to rescue these flawless structures of unmatched design. The IGS was honoring Rosie’s generous memory with a scholarship in her name to support the work of young architectural scholars.

I’ve attended many IGA dinners over the last 25 years, but my injured left knee has curtailed any recent attendance of such events. It’s also kept me from my usual Irish travels. I was thrilled to be back for dinner at the Casino Club. Off I went.

Are you familiar with the radiant architectural elegance of the Casino Club? It has always been the place where the elite of Chicago society gathers. Originally built in 1914 at 172 E. Delaware, the clubhouse moved to 195 E. Delaware in 1928.

When the Casino first opened, “There were present 11 Blairs, 11 McCormicks, seven Cudahys, six Armours, five Carpenters, five Palmers...”. Imagine Chicago’s most successful meatpackers, hoteliers, and industrial billionaires who basically shaped the city’s economic life and helped to rebuild the chard remains after the Great Fire of 1871.

The Casino was a “gilded” home of Chicago’s aristocracy. It expanded its American upper class entitlement for the famed founders of high Chicago financial success. People like Mr. and Mrs Carter Harrison, the well-liked second generation was a blue blood 2nd Harrison mayor of Chicago. His celebrated mayoral father, Carter Harrison III, having been assassinated the evening before the World’s Columbian Exhibition closed in 1893.

Years later the local aristocracy, like Mr. & Mrs. A Watson Armour, the John Bordens, the Mc-

Cormick Blairs, the A.B. Dicks, the Sterling Mortons, the Cyrus McCormicks, Mrs. George Pullman, Mr. and Mrs. Samuel Insull, William Holabird, Jr., the Bryan Lathrops, the Ruben H. Donnellys, Eames McVeagh, and John T. McCutcheon were all prestigious members of the Casino as the Club’s second headquarters prepared to open.

The club’s original rose pink stucco structure, by architects Arthur Heun and Ernest Walker, burnt to the ground in 1927. It’s replacement, still in use today, is a rich architectural design just one story high, deep green external finish that presents a modern refinement of studied elegant richness.

Ironically this highly designed treasure unfolds in a majestic sweep of subdued refined Italianate finish with lavish bejeweled interior. It sits, ironically, next door to Chicago’s most majestic expression of high Deco modern design, the former John Hancock Building that’s wrapped in high artistic expression of balance and high-end fashion. Inch by inch it unfolds in the comfort of bold beauty and old fashioned European structure.

Dinner there, even for Irish Georgian refinement, captivates my vision in the rapture. Even now recuperating from the social imbalance of a terrible tumble down the marble staircase, I still embrace the architectural humor in my spill.

Only the most socially refined pedigreed Chicagoans can boast of tumbling down a staircase that Marshall Field, himself, might easily have plummeted.

My deranged descent down the marble panorama of Art Deco flooring-splendor became, in a Patek Philippe moment of magic, a moment survivable, like a Ber-



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Yes, we have a dog in this fight. Inside Publications has hired legal representation to defend us in Sudler Property Management’s defamation suit against this newspaper.

But lawfare costs money, and we don’t have a lawfare budget. So we are now appealing for your help, and donations.

Below is a link to a GoFundMe page that we established to help raise funds to fight this case in the Cook County Circuit Court. The page is titled “Your Friendly Neighborhood Newspapers.”

We would appreciate you sharing this link with anyone in your network who might like to help out their friendly neighborhood newspapers. Visit: www.gofundme.com/manage/your-friendly-neighborhood-newspapers.

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We are grateful for your support.

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INSIDE is published every Wednesday by Inside Publications

6221 N. Clark St.
Chicago, IL 60660
(773) 465-9700

E: insidepublicationschicago@gmail.com



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How we passed property tax relief for seniors

Senior Freeze income level raised

BY FRITZ KAEGI
Cook County Assessor

Over the past few years at the Cook County Assessor's Office, we noticed a worrying trend: More and more senior homeowners were losing a key form of property tax relief.

The Senior Freeze homestead exemption locks in the assessed value of low-income seniors' homes, preventing their property taxes from increasing. It's available to seniors 65 years or older whose household income is below \$65,000, keeping them protected against large property tax spikes that could see them lose their homes.

Recently, however, cost-of-living adjustments to Social Security payments and other benefits have meant that many seniors now have incomes above the \$65,000 threshold. By our estimates, more than 10,000 seniors have lost the exemption as a result.

That's why we invited more than a dozen community groups and leaders to our offices, where we joined together for a press conference last month and urged the legislature to increase the \$65,000 threshold to keep up with inflation.

I'm pleased to report that it worked: during the fall veto session, legislators raised the Senior Freeze income threshold significantly. It will increase to \$79,000 by 2029, and phase in at \$75,000

in two years.

Our allies in the community played a key part in getting the bill passed, rallying immediately when we asked them to file witness slips in support of the legislation. Together, we organized to protect some of our most vulnerable residents from displacement. Thousands of senior homeowners should be more secure in their homes going forward.

The good news is that the Assessor's Office has the technology to automatically renew the Senior Freeze.

I applaud Cook County President Toni Preckwinkle and her team, who worked with legislators to make sure these community voices were heard.

But there's still work to be done. Each year, thousands of seniors who receive the Senior Freeze trudge into the Assessor's

Second installment of property tax bills expected by Nov. 14, due Dec. 15

Officials from the Cook County property tax system announced that the 1.8 million second installment property tax bills for Tax Year 2024 are expected to be mailed to property owners on Nov. 14, with a due date of Dec. 15.

Property tax bills are mailed to owners twice a year in two installments each year and involve several processes and system stakeholders to ensure they are delivered efficiently and accurately. This mailing is going out late due to problems with the County's property tax data vendor.

The critical overhaul of the technological backbone of the Cook County property tax system has had an impact on the County's property tax processes and timelines.

In anticipation of the tax bills being delayed, Cook County Board President Toni Preckwinkle, initiated a Bridge Loan Program to provide hundreds of millions of dollars in no interest loans to local taxing jurisdictions across Cook County. The loan program was developed to offset the cash flow crisis created by the late mailing. In total, nearly 20 jurisdictions will receive over \$20 million in loans from this offering.

Office, stand in line, and fill out complicated paperwork to renew the exemption. That places an added burden on residents who often have mobility issues, and can lead to unnecessary stress or panic when they forget this an-

nual chore.

The good news is that the Assessor's Office has the technology to automatically renew the Senior Freeze. With our partners at the Illinois Dept. of Revenue, with access to tax and income

information, we can easily check household incomes to see if seniors meet the income requirement.

Now that we've ensured more seniors have the Senior Freeze, this is the logical next step. In the spring, we'll advocate for legislators to adopt this solution and let us automatically renew the Senior Freeze for more than 100,000 homeowners in Cook County.

For more information about property tax-saving exemptions, and to check which exemptions you should be receiving, visit: www.cookcountyassessoril.gov/exemptions.

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Bob Zuley

News reporter taking a break from writing

I will be closing my laptop for several weeks as I follow my surgeon's directives and prioritize my health by recuperating as directed. Getting my health back requires work and that's where I'll be for a while.

I'm gratified by people who often stop me and express gratitude for the three community papers owned by Inside Publications of Chicago. They uniformly point out that they value local news stories that are increasingly neglected by the dailies.

I'd like to thank Ron and Sheila who continually support me and encourage my interest in writing. In addition, the contributions of my fellow writers and staffers make this newspaper what it is today.

And with that, I bid you adieu.
~ Bob Zuley



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DFSS

Department of Family and Support Services



A new 10-story high tower has been proposed for Boystown for the lot adjacent to Addison and Halsted.

New 10-story tower proposed for Halsted St.

A new 10-story high tower has been proposed for Halsted St. in Boystown. The owner of 3611 N. Halsted is presently seeking a zoning change to rezone his property from C1-2 to C1-5 with a

Residential Planned Development designation in order to construct the mixed-use building.

The new building would include ground floor retail space and 188 residential units on the second through tenth floors, but will only include 77 off-street parking space for a ratio of about .41 parking spots per unit.

The garage will occupy two floors, with one floor partially below-grade, and one floor partially above-grade.

The proposal also includes the removal of a curb cut on Halsted and vacating an alley bounded by Halsted, Addison, Waveland, and Broadway. The alley portion that exits onto Halsted would be reclaimed and attached to the retail tenant, likely a cafe patio.

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INSIDE PUBLICATIONS

Property tax relief for seniors applauded by Assessor

The Home Front

by Don DeBat

Chicago and Cook County senior homeowners likely will soon be jumping out of their wheelchairs and doing happy cartwheels over their walkers thanks to an increased property tax-break.

On Oct. 23, lawmakers in the Illinois General Assembly passed legislation that expands property-tax relief for senior homeowners in Cook County by raising the income-eligibility threshold for the “Low-Income Seniors Assessment Freeze Exemption” from the current \$65,000 to \$75,000—a boost of 15.38%.

The new Senior Freeze income threshold of \$75,000 is effective in tax year 2026, which will be reflected on bills issued in 2027. The law change also boosts the threshold to \$77,000 in 2028, and \$79,000 in 2029.

“This change means that more seniors on limited incomes will benefit from this important exemption, as many have lost their eligibility in recent years due to cost-of-living adjustments to benefit payments,” said Cook County Assessor Fritz Kaegi.

Politically, the change also is a key victory for both Kaegi and Cook County Board President Toni Preckwinkle because it comes only a few weeks before the second installment of the 2024 property tax bills are due to arrive in homeowner mailboxes, and, as their reelection-campaign begins.

The income threshold for the Senior Citizen Real Estate Tax Deferral Program will also increase in line with the Senior Freeze changes.

“This legislation ensures that thousands of vulnerable seniors in Cook County won’t be in dan-

ger of losing their homes because of unmanageable property tax increases,” Kaegi said. Indeed, Chicagoland has some of the highest property taxes in the nation, second only to New Jersey. “Toni Preckwinkle and her staff introduced the legislation in Springfield and worked with lawmakers to get it passed.”

Fritz Kaegi

Assessor Kaegi said the following supporting organizations and a coalition of advocates for seniors and working families lobbied on the call-to-action on the legislation: The Spanish Coalition for Housing; The Resurrection Project; Coalition for a Better Chinese American Community, and the Chinese American Service League. AARP Illinois; Northwest Center; Veterans Assistance Commission of Cook County; Chicago Dept. of Family and Support Services, and Teresa Fraga, Pilsen resident and community organizer. Age Options; The Village Chicago; National Assn. of Chicago Hispanic Real Estate Professionals; Neighborhood Housing Services of Chicago, and Light Up Lawndale.

Tax exemptions explained

Most homeowners who occupy their residences are eligible for the “Homeowner Exemption,” which saves an average of about \$700 per year. Senior homeowners over the age of 65 are also likely eligible for additional property tax savings via the “Senior Exemption.”

Other exemptions are designated for: Persons with Disabilities, Veterans with Disabilities, Returning Veterans, Long-time Homeowners, Home Improvement, and Religious Institutions.

Every homeowner should review their exemptions outlined on the second installment of their real estate tax bill because they can reduce their bill by hundreds of dollars if they have the proper exemptions applied.

“Homeowners are encouraged to review the bottom left corner of the tax bill to confirm their exemption deductions,” said Assessor Kaegi.

If a homeowner believes they are eligible for an unapplied exemption, they can apply for their missing property tax savings by completing a Certificate of Error. This form provides homeowners with an opportunity to redeem missing exemptions for up to four years, Kaegi said.

Homeowners are encouraged to submit an online application immediately or make an appointment with the Assessor to apply for missing exemptions. Accepted photo IDs and documents required to apply are listed on the Assessor’s website.

If the final approval of the Certificate of Error entitles you to a refund, the Cook County Treasurer will send you a refund—or an application for a refund.

How tax exemptions work

“The property-tax bill is determined by four factors: the assessment, the equalization factor, or ‘multiplier,’ the tax rate, and the exemptions,” explained Michael Griffin, a Chicago real estate tax appeal attorney.

The Homeowner’s exemption recently was increased to \$10,000 from \$7,000, and the Senior Exemption was hiked to \$8,000 from \$5,000. Those exemption amounts are deducted from the tax bill.

Also, more seniors can qualify for the Senior Freeze because of the recent increased the maximum annual income to receive the freeze to \$75,000, up from \$65,000.

Predicting a hefty future property tax increase really centers on two wild cards—the tax rate and the state equalization factor, which can’t be challenged by taxpayers.

The equalization factor, or “multiplier,” is established each year for Cook County to bring property tax assessments in line with other parts of Illinois. The factor is determined by the Illinois Dept. of Revenue.

Politically, the change also is a key victory for both Kaegi and Cook County Board President Toni Preckwinkle because it comes only a few weeks before the second installment of the 2024 property tax bills are due to arrive in homeowner mailboxes, and, as their reelection-campaign begins.

The main engine that drives up property-tax bills is the amount of money spent by local government, including the continued increased spending for schools and police, firefighter and teacher pensions. Illinois has the worst-funded pension systems in the nation, so all of us who do not flee Illinois for a low-tax state should expect to see huge increases in property taxes for years to come.

Griffin advises that property owners who think they are over-assessed should appeal now. Visit the assessor’s website: www.cookcountyassessor.com, or call 312-443-7550 to find comparable properties or start the appeal process.

Also, taxpayers can file with the Cook County Board of Review (312-603-5542) or www.cookcountyboardofreview.com, and later with the Illinois Property Tax Appeals Board (217-785-6076), or www.ptab.illinois.gov.

For more professional advice and help, call Michael Griffin, an expert tax-assessment lawyer, at 312-943-1789.

For more housing news, visit www.dondebat.biz. Don DeBat is co-author of “Escaping Condo Jail,” the ultimate survival guide for condominium living. Visit www.escapingcondojail.com.

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City's debt downgraded, nears junk bond status

On Nov. 6, S&P Global Ratings announced a revised outlook to negative from stable and affirmed its 'BBB' rating on the City of Chicago, IL's general obligation [GO] debt outstanding. They lowered Chicago's outlook, citing in part a proposal by Mayor Brandon Johnson to reduce the city's advance payment to help shore up the city's woefully underfunded pension funds.

The outlook revision to negative reflects their view of the future of persistent structural budget deficits, and significantly weaker reserves following years of deficit spending, and City Hall shirking its responsibility to fully fund supplemental pension contributions in the fiscal 2026 proposed budget, pursuant to its advance pension funding policy.

Chicago's debt has now fallen to a level just two steps above junk bond status. The action raises the likelihood that borrowing costs for future bond sales will climb higher. This will also put pressure on aldermen and the mayor to identify recurring tax increases or drastically reduce spending.

Chicago outpaces many of America's biggest cities with a 62% spending increase since 2019. Billions in federal pandemic bail out cash boosted Chicago's runaway spending. The city misused these temporary funds by locking them into permanent spending increases. With the bail out cash gone, the city is now stuck with its higher spending.

In part, S&P Global Ratings [S&P] took the action due to Chicago's raggedy "internal political conflicts around taxing, spending, and other issues [that] have produced gridlock resulting in suboptimal fiscal outcomes, most recently precipitat-

ing a downgrade in the city's rating in Jan. 2025."

Indeed, one City Hall source told this newspaper that the Mayor's office is now claiming the city budget is 80% structural balanced verses one-time fixes. Two weeks ago they claimed it was at 65%. The Mayor offered no evidence on how they came to that percentage in either instance.

Chicago outpaces many of America's biggest cities with a 62% spending increase since 2019. Billions in federal pandemic bail out cash boosted Chicago's runaway spending. The city misused these temporary funds by locking them into permanent spending increases. With the bail out cash gone, the city is now stuck with its higher spending.

For weary residents, the downgrade likely means more tax increases to service the unfunded pension liability, now estimated to be over \$53 billion. Chicago's pension debt now surpasses the pension debt of 44 other states. Presently more than 80% of the city's property tax levy goes to government pensions, and nearly all of the increase in property taxes since 2014 has been consumed by the cost of keeping up with rising pension benefits.

Furthermore, the rating agency believes that social capital risks weaken their overall

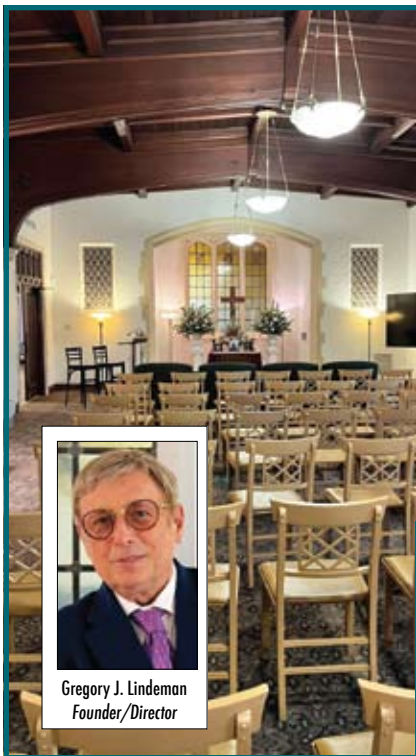
DOWNGRADE see p. 10



Art in Ravenswood

Saatchi Art's "The Other Art Fair" is a noted annual art exhibitions held Oct. 30- Nov. 2 at 4325 N. Ravenswood. Pictured at the event was Chicago artist Anne Nordhaus-Bike (center) at the Chicago Alliance of Visual Artists booth. Visiting the booth were art fans Roberta Bole (left), a faculty member at Harold Washington College, and Carol Mitchell (right), of the Univ. of Illinois Chicago College of Dentistry.

Photo courtesy William Bike



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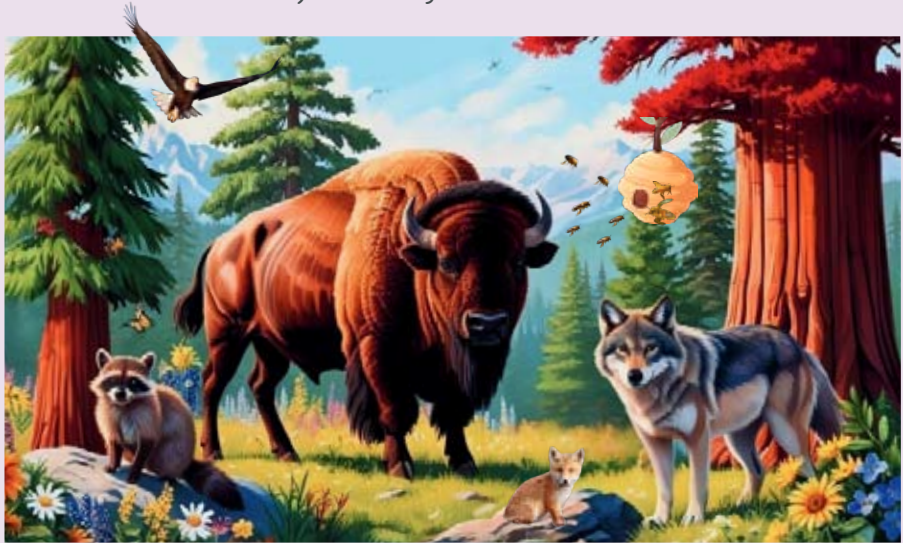
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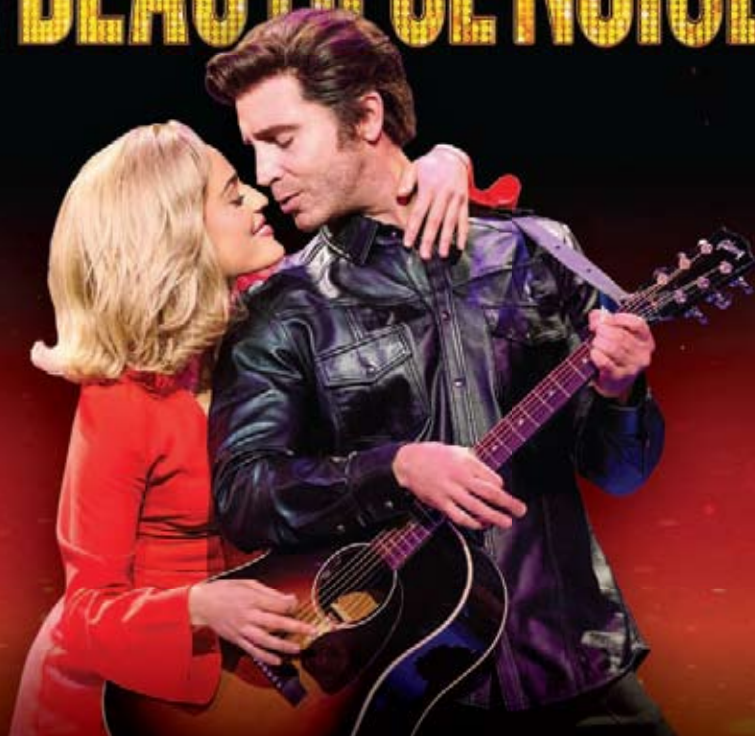
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Police Beat...

14-year-old part of group that attacked man outside Daley Center

A 14-year-old boy was part of a group that attacked and tried to rob a Wisconsin man outside the Daley Center on Oct. 31, officials said.

Around 10:15 a.m. on Halloween, a 29-year-old man from Wisconsin was walking on W. Washington St. near the Daley Center when several men approached him, struck him in the face, and tried to rob him, according to a Cook County Sheriff's Office spokesperson.

The victim ran inside the Daley Center and notified sheriff's deputies, who began searching the area. Deputies found and apprehended one of the attackers, a juvenile, inside the Block 37 building at 22 W. Washington St., the spokesperson said.

The deputies turned the boy over to Chicago police. A CPD spokesperson said he is 14 years old and faces charges of attempted robbery and battery.

The other offenders escaped through the Block 37 building, according to the sheriff's office.

Chicago Fire Dept. personnel treated the victim for minor injuries. No additional information about the boy has been released because juvenile cases are shielded by Illinois law.

Man gets 10 years for CTA robberies

A man has been sentenced to 10 years in prison for robbing people on the CTA Red Line while armed with large kitchen knives he had just stolen from a downtown Target store.



Charles Lawson

Charles Lawson, 29, pleaded guilty to armed robbery in connection with the December 2022 holdups. Prosecutors said Lawson stole chef's knives from Target at 1 S. State St. before heading to the Red Line around 10:45 a.m. After sitting next to another passenger, Lawson pulled out two knives, one in each hand, and began carving on a plexiglass divider.

Then Lawson allegedly raised the knives behind two women and asked, "Do you want to die today?"

"Nobody wants to die today," a man on the train said while standing up.

Lawson turned his attention to that man and followed him into another train car. There, he allegedly demanded the victim's property while holding two knives. During the robbery, Lawson pulled out a third knife and took the victim's wallet, backpack, phone, and other items, prosecutors said.

Lawson got off the train at the next station. Witnesses spotted carving nearby and directed them

to Lawson, who allegedly ran into a high-rise in the 500 block of N. Michigan Ave.

Chicago police sealed off the building and launched a search, ultimately finding Lawson holding a large knife on the 24th floor. Two more knives were also recovered, along with the victim's stolen property.

Judge Michael Hood sentenced Lawson to 10 years. With good behavior, the term will be cut in half. Lawson also received credit for 1,011 days spent in the county jail while awaiting trial. His projected parole date is Dec. 1, 2027.

Skokie man charged with shooting woman at Edgewater gas station



Justin Abbott

A Skokie man has been charged with shooting a woman, reportedly during a road rage incident Nov. 3 in Edgewater.

Justin Abbott, 28, had a detention hearing Nov. 5 at the Leighton Criminal Courthouse at 26th St. and California Ave.

The victim called 911 around 9:05 a.m. to report that she had been shot in the shoulder near Sheridan Rd. and Ardmore Ave., according to dispatch records. The woman told police she was driving a white Ford Escape when she became involved in an argument with a man at the Shell gas station at 5701 N. Broadway, at 9:05 a.m. During the confrontation, the man pulled out a gun and fired several shots.

EMS took the woman to St. Francis Hospital in serious condition.

Minutes after the shooting, police dispatchers received another 911 call from a woman who said her boyfriend had fired a shot at a woman who had struck their car and thrown bottles at them near the shooting scene.

Officers met with the caller and her boyfriend in the 4800 block of N. Marine Dr. Police said they took the man into custody and recovered a firearm from inside his car.

The injured woman is the 11th person shot in Edgewater so far this year, compared with 20 shooting victims by this time last year. But 2024 was an outlier year with far more incidents than normal. For example, there were five people shot in Edgewater during all of 2023 and 11 in 2022.

Man gets 20 years for Morse Red Line murder he committed as a juvenile



Dylan Young, left, and Joel Jenkins.

A Chicago man who was 16 years old when he gunned down another man outside the Morse Red Line CTA station in 2020 has been sentenced to 20 years in prison.

Prosecutors said CTA surveillance video showed the victim, 26-year-old Joel Jenkins, and a witness walking to the train station and stopping just short of the doors at 6:12 p.m. on Sept.

17, 2020.

As Jenkins and the witness looked through a bag, Young was seen getting out of an SUV, walking down the street, pulling out a gun, and shooting Jenkins as he looked up from the bag, prosecutors said.

Police responded quickly and briefly pursued the SUV that Young fled in, but officers ended the chase due to safety concerns.

High-quality surveillance video showed Young wearing distinctive jeans, identifiable shoes, and a COVID mask with the word "Chicago" on it, prosecutors said. Despite the mask, Young's face was clearly visible in the footage, according to the allegations.

Two weeks after the shooting, police arrested Young for illegally carrying a handgun with an extended ammunition magazine. He was wearing the same shoes and possibly the same pants as Jenkins' killer when officers took him into custody, but the gun was a different caliber from the murder weapon.

Young's cellphone data allegedly placed him near the Morse Red Line station at the time of the murder. Facebook photos showed him wearing the same sweatshirt and "Chicago" mask seen on the killer in the surveillance footage, prosecutors said.

Young, who was on juvenile probation for robbery at the time of the murder, struck a deal with prosecutors in which he pleaded guilty to murder and received a 20-year sentence from Judge James Novy. He must serve 100% of the sentence.

Woman pushed to the ground, carjacked in Boystown

Police are investigating after a woman was carjacked in Boystown on Nov. 3.

The 29-year-old victim told officers she had just exited her vehicle when an unknown female approached her from behind, pushed her to the ground, and took her car keys, according to a Chicago Police Dept. spokesperson. The offender then entered the victim's black 2010 Toyota Yaris and drove away.

The victim declined medical attention. She told officers her glasses fell off during the attack, preventing her from getting a good look at the offender.

As the victim spoke with officers at the scene, her vehicle was detected by a license plate reader on an expressway, but no arrests have been made.

Man slashed in face near Mag Mile, suspect detained

A man was taken into custody Nov. 6 after allegedly slashing another man in the face during an attack near the Magnificent Mile, according to Chicago police.

Officers were called to the 800 block of N. Rush St. around 6:27 p.m. after reports of a person being cut. A CPD spokesperson said a 30-year-old man was walking in the area when a man approached him, produced a sharp object, and cut the victim's right cheek.

Responding officers searched the surrounding area and soon found a man matching the suspect's description walking on the Mag Mile. Cops arrested him in the first block of E. Oak St. moments later. Charges are pending.

CPD said the victim was taken to Northwestern Memorial Hospital,



Two gunmen rob the Byline Bank, 7050 N. Western Ave., on Dec. 23, 2023.

Courtesy U.S. District Court records

Man gets 11 years for robbing North Side bank at gunpoint, forcing customers to the floor

A Chicago man has been sentenced to more than 11 years in federal prison for his role in a violent North Side bank robbery that unraveled when police followed a GPS tracker hidden inside the stolen cash.

U.S. District Judge Franklin Valderama sentenced 25-year-old Troy Luckett to 135 months in prison after he pleaded guilty to bank robbery by force and brandishing a firearm during a violent crime, according to court records. The case against his alleged accomplice, 23-year-old Kendall Sullivan, is still pending.

The holdup took place around 10 a.m. Dec. 23, 2023, at Byline Bank, 7050 N. Western Ave. Prosecutors said Luckett and Sullivan entered the branch and split up along the teller counter. Sullivan pulled a loaded gun on a teller and demanded cash while Luckett positioned himself nearby.

A quick-thinking teller slipped a GPS tracker into one of the money stacks before handing it over.

When two customers walked into the bank mid-robbery, Luckett ordered them to lie on the floor at gunpoint, prosecutors said. As they tried to escape, Luckett allegedly chased them, grabbed one by the collar, and dragged them back inside.

Police began tracking the GPS

where he was listed in good condition.

At least seven robbed or carjacked as holdup crews hit Boystown, Lincoln Park, River North

Chicago police are investigating at least seven robberies and carjackings that unfolded Nov. 9 across the city, from Boystown to Lincoln Park and River North. Some of the incidents may have been carried out by the same armed crew. No arrests have been made.

The spree began around 1:30 a.m. with a carjacking outside a Lincoln Park bar. According to preliminary information, two armed men confronted a man in the 2200 block of N. Lincoln Ave. and took his gray Dodge Charger. The stolen car fled the area, followed by a silver Hyundai that police said had also been reported stolen. Officers later found the Charger abandoned near Goose Island.

Less than 30 minutes later, another armed robbery occurred in Lincoln Park. Around 1:55 a.m., two men, ages 25 and 26, were standing in the 600 block of W. Wrightwood Ave. when three men armed with guns got out of a sedan and threatened to kill them. The robbers stole both victims' wallets and phones before fleeing. No injuries were reported. Police later found the getaway car unoccupied

signal within minutes and located two vehicles traveling in tandem with it. One driver attempted to impede the officers, apparently to allow the lead vehicle to escape. When the cars separated, officers apprehended Sullivan after a foot pursuit and recovered \$9,433—the exact amount stolen from the bank—along with two loaded handguns from a discarded jacket, prosecutors said.

Luckett initially denied involvement and told investigators he was in the area for a Grindr hookup. But police allegedly found Luckett's phone inside the bank, making it unlikely that he was using the dating app.

Investigators later found two firearm cases in Luckett's vehicle bearing serial numbers that matched the guns recovered from Sullivan's jacket.

Luckett's sentence amounts to roughly 11 years and three months in prison, followed by supervised release. The defense sought a 10-year term, arguing that Sullivan organized the heist. Prosecutors pushed for 15 years, citing the holdup's violence and the danger to customers and employees.

in the 2400 block of N. Clark St. and recovered some of the stolen items inside.

At about 2:30 a.m., a 29-year-old woman was robbed in the 2200 block of N. Clark St. Police said she was standing outside when a sedan pulled up and three armed men got out while a fourth stayed behind the wheel. At least one rifle and other handguns were displayed as the robbers took her valuables and fled. No one was injured.

The offenders in that robbery were described as Black males wearing all black clothing and masks. Police said the suspects in the earlier Lincoln Park incidents were also described as Black males.

About 40 minutes later, around 3:10 a.m., four men surrounded another man near Roscoe and Halsted streets in Boystown. The victim said the group tried to snatch his phone, but he managed to hold onto it and escape. The men ran west on Roscoe St. The robbers were described as four Black men in their early to mid-20s. One stood about 5-foot-7 with dreadlocks, tattoos on his hands, and was wearing a black hoodie and black pants. Another was about 5-foot-5 and thin, wearing a gray hoodie, while a third wore a green hoodie. No description was available for the fourth.

The final incident happened at about 4:20 a.m. in River North, where two men jumped out of a black SUV and robbed a man and woman in the 300 block of N. Clark St. The robbers were described as a heavyset Black man with dreadlocks wearing black clothing and another Black man dressed in dark clothes.

—Compiled by CWBChicago.com

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48-year sentence for rapist identified through Ring video in Lincoln Park

BY CWBCHICAGO

A 33-year-old man has been sentenced to 48 years in prison for raping and robbing a woman who was visiting Lincoln Park in June 2023. Reggie Brown was identified through public tips after Chicago police released surveillance images of the assailant to the media.

Cook County Judge Carol Howard found Brown guilty of three counts of aggravated criminal sexual assault, one count of robbery, and one count of aggravated battery by strangulation during a bench trial earlier this year. After ruling on post-trial motions, Howard recently handed down his sentence: three consecutive 15-year terms for the sexual assaults, plus a consecutive three-year term for the robbery and a concurrent three-year term for the battery—a total of 48 years.

The attack happened in the early morning hours after the 28-year-old victim, who was staying with a friend in the 1900 block of N. Sheffield Ave., returned from a night out with friends. She later told police that she got out of an Uber and saw a man standing on the sidewalk. As she began un-



Reggie Brown and surveillance images of the suspect that were released by Chicago Police Dept.

locking the building’s door, the man came up behind her, wrapped his arms around her neck until she felt faint, and whispered for her to stay quiet, prosecutors said.

He pushed her onto the hall-way stairs and sexually assaulted her, then went through her purse and took cash. When the woman begged him not to take her ID and credit cards, he laughed, threw

them at her, and ran away, prosecutors said.

The victim went straight to her friend’s apartment and told her what happened, and the friend called police.

Detectives recovered Ring and other security video from the area and released two clear images of the suspect in July 2023. The photos led to multiple tips identifying the man as Brown. Among those who recognized him were his ex-girlfriend and an Illinois Department of Children and Family Services employee, prosecutors said. Chicago police placed Brown’s home under surveillance and arrested him shortly afterward.

Court records show Brown filed an appeal last week.

He must serve at least 85% of the 48-year sentence. With good behavior, he will be eligible for release in April 2063.

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Vehicle break-ins

BY CWBCHICAGO

Chicago police are warning citizens of recent burglary from vehicles in the West Loop Gate, River North, Streeterville, Lincoln Park, Addison Lakeshore, North Side and Gold Coast neighborhoods.

In one instance, offender brandished a black short-barreled rifle in the direction of victim when confronted.

In the incidents, the crooks break windows to work vans and steal expensive tools from vehicles. If offenders cannot access the rear of the vehicle, they will saw off lock and enter through sliding doors.

Incidents include one on the 600 block of W. Lake St., Friday Oct. 24, 2025 between 7 and 10:45 a.m.; 300 block of W. Kinzie, Friday Oct. 24, 2025 between 9:30 and 10:10 a.m.; 200 block of E. Pearson Friday Oct. 24, 2025 at 7:45 a.m.; 400 block of N. Rush St., Monday Oct. 27, 2025 between 5:40 and 8:30 a.m.; 2100 block of N. Cleveland, Monday Oct. 27, 2025 at 8:57 a.m.; 2700 block of W. St. Georges, Monday Oct. 27, 2025 between 9:15 and 9:30 a.m.; 500 block of W. Addison, Tuesday Oct. 28, 2025 between 6:30 a.m. and 2:10 p.m.; 1000 block of N. Rush St., Tuesday Oct. 28, 2025 at 6:06 a.m.; 400 block of N. Rush St., Tuesday Oct. 28, 2025 between 7 and 9 a.m.; 1900 block of N. Cleveland, Wednesday Oct. 29, 2025 at 9 a.m., and the 500 block of W. Hobbie, Wednesday Oct. 29, 2025 between 7:30-11:10 a.m.

The offenders are described as two to four Black men, 30-40 years old, 5’-8” to 6’-2”, wearing all black clothing and sometimes fluorescent work vests.



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Football is back at Wrigley Field

Big Ten Football is coming back to Wrigley Field twice this month. Football fans can catch the Northwestern Wildcats take on the Michigan Wolverines starting at 11 a.m. Saturday, Nov. 15. the game will be nationally televised on FOX.

Then, on Saturday, Nov. 22, the Wildcats will be taking on the Minnesota Golden Gophers. Tickets for both of the games are still readily available.

Clark St. Cookie Crawl Dec. 7

The Clark Street Cookie Crawl will be held 1 p.m. to 3 p.m. Sunday Dec. 7, with the check in at Briny Swine, 2577 N. Clark St.

Crawlers will visit businesses along Clark St. between Fullerton and Diversey to collect a variety of holiday cookies, and surprises along the way including carolers, hot chocolate, and the chance to snap photos with Santa.

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FALL from p. 2

tha Palmer dinner party.

Or being caught napping at 4th Presbyterian Church betrayed by a snore.

In the midst of celebrating the passage of a newly eternal friend onto heaven not failing to recognize the fragrance of Chanel in the sweet air of a lakefront breeze and the drama of a righteous opportunity for further adventure.

Though in the 1960s, when the John Hancock builders wrote to longtime Casino president, Mrs. John Winterbotham, asking to buy the club property so they could have not one but two buildings for their project, she tossed the letter into a desk drawer, where it was found years after her death. She had never replied.

A MORE CIVIL TIME: The recent **Richard M. Daley** event at Navy Pier, honoring the former mayor, was a magic moment in the long history of the Daleys companionship with the city. Not one for self aggrandizement, the event found the former mayor in "fine fettle," as his grandfather used to say. His mother, the fabulous **Eleanor Guilfoyle "Sis" Daley**, would have noted "People came from out of the woodwork."

The night was a solid gathering of fans, allies, backers, like minds, and folk who would do anything to have him back on City Hall's 5th floor.

Many were the folk who boosted "Richie" in his long mayoral service. All assembled on the Chicago geography he brought back to life, Navy Pier. It remains the metaphor for his political life and resilient leadership. On hand was the team who helped Navy Pier be reborn, including financier **John Rogers, Jr.** and his former wife, **Desiree Glapion Rogers**.

At the gathering in his honor, the former mayor was humorous, yet shy, welcoming guests, like **Candace Jordan**, and especially the present mayor, **Brandon Johnson**.

The pier was filled with stories, some of them actually true. The joy of the night was that the event unfolded in a place where the genius of the Daley years appeared to be hatched on the waters of Lake Michigan.



(L) Mayor Richard M. Daley with Candace Jordan. (R) Irish Amb. Geraldine Byrne Nason with Eamonn Cummins.

Fireworks unleashed a breathtaking heartfelt writing of Daley's name across the night sky.

He remains a man of wide Chicago character, bright and wise. Whose eyes remain still wide, like when he stood with his father, **Richard J. Daley**, the first Mayor Daley. His outreach was paternal. His wisdom rising from Chicago neighborhood life. And whose reasoned actions were the soul of family life.

MOST ENDANGERED: Our friends at Preservation Chicago are seeking nominations for Preservation Chicago's 2026 Chicago 7 Most Endangered List. Worried about a great vintage building or home in your neighborhood? Let them know. If you identify neglected or threatened buildings for consideration for the 2026 Most Endangered List, they can help. To be eligible it must be historic, in danger, in Chicago, and too special to lose. Call them at 312-443-1000, or email info@preservationchicago.org. A recent win for Preservation Chicago is that fundraising is now underway to restore the main auditorium at the Auditorium Theatre. Designed in 1889 by **Dankmar Adler** and **Louis Sullivan**, it has been a Designated Chicago Landmark since 1976.

EDGEWATER BEACH: Speaking of landmarks, the Edgewater Beach Sheridan Road Condo building at Bryn Mawr - right on the lakefront - will soon be returned to its former glory when it is painted and restored in "Edgewater Pink," reminiscent of the demolished former hotel.

SUN WAH BBQ: This is scrumptious cuisine, refined classic Chinese roasting. Tops on the

menu is the Peking Duck juicy and filled with flavor, wheeled to your table by the masterful duck slicer-carver, presenting a finished platter of crispy duck and fried rice. The hoisin duck sauce is perfect. We always order a platter of crunchy bok choy. Located at 5039 N. Broadway, just north of Argyle. They serve the grandest Grey Goose Martini in town. Extra large.

ALL BLACKS: Although the Irish lost the rugby game from the All Blacks at Soldier Field, I thought it was a successful day. So many familiar faces of people that used to attend the Celtic Crossings every Friday.

LYRIC OPERA: An all-star cast comes together in two dramatic productions for the ultimate operatic experience. **Pietro Mascagni's** "Cavalleria Rusticana" and **Ruggero Leoncavallo's** "Pagliacci" return to Lyric for the first time in more than 15 years.

TRUE BLUE: The True Blue Gala to honor, support, and fund our men and women in blue, is two weeks away! This year the Chicago Police Foundation Student Scholarship Fund will be honoring **Ella French**.

TRIAD: The Leslie Wolfe Gallery at the Old Town Triangle Center hosted TRIAD, which featured three Old Town Artists, **Norman Baugher**, **Shel Howard Beugen** and **Sandra Holubow**. Add in a bountiful selection of charcuterie, beverages, and classical violinist **Polina Cafaro**, and you had a complete evening. And it was all free, including bus rides to discover the Lincoln Park and Old Town galleries and art museums.

WHO'S WHERE: **Diane Abt** with **Michael Zielenzinger** in Hyeres, France... **Blase Foria** and **Liza Loza** having a Bears football brunch at Chez Touche... **Tino Antonacci**, **Myron Polemberg** and **Brian Duncan** eating Spanish-style at La Tien-da... **Dan Balanoff** from the campaign trail incredibly proud to have earned the endorsement of North Side State Rep. **Ann Williams**... **Irene Michaels** with **Jimmy Star** had an unforgettable night at Nashville's Grand Ole Opry... **Madeleine Donovan**, **Joseph Paul Gromacki** and a gaggle of fancy friends at the Lyric Opera... **Cynthia Olson's** Halloween costume, "The Merry Widow," too good to pass up, it should spark new fans for the Viennese operetta by **Franz Lehar**... **Russ Goeltonbodt** is saddened and disgusted by all of the ICE raids, an understatement. I am not optimistic... **Pennie Taylor** visited with Irish Ambassador **Geraldine Byrne Nason**... Northwestern's **Liz Livingston Howard** and husband, **Michael**, on Mackinac Island.

DIVISION ON THE ROCKS: The cocktail bar in the Jewel-OSco at 102 W. Division, is happenin' and nothing makes **Jen Kramer** more proud to be a Chicagoan. Sandwiches. Sushi. Drinks. **Sherry Lea Fox** in ballet star pink; **Myra Reilly** hugging the Easter Bunny; **Jolanta Ruege** has a new French maid; **Irene Mojica** appears as herself, and **Pat Carr** was a Halloween Irish Prince.

READING: **Jim Kinney**, our best read Chicagoan, identifies another Booker Longlist Prize nominee, "Universality," by **Natasha Brown**, that did not make the shortlist cut, amused he would not have sought this one out otherwise.

SWEET SOUND: Violinist **Patricia Treacy O'Malley** fiddling in Boston with the **Kennedy Clan** with **Joseph P. Kennedy**, former U.S. Special Envoy for Northern Ireland on hand honoring President **Joe Biden** at the Edward Kennedy Institute for Lifetime Achievement.

HORSE TRIALS: **Peter Phillips**, son of **HRH Princess Anne**, grandson of **HM Queen Elizabeth II** and nephew of **HM King Charles III**, has applied to dissolve the company that organizes the Festival of British Eventing at Gatcombe Park. The 49-year-old horse trials' costs have run amuck since COVID.

All the things I really like to do are either immoral, illegal or fattening.

- Alexander Woolcott

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Rare ‘Wizard of Oz’ memorabilia lands at Driehaus Museum



Replica of the ruby slippers acquired by Dorothy in the 1939 MGM film The Wizard of Oz, now part of The Richard H. Driehaus Collection. *Photo by Alex Brescanu*

New exhibit, opening Nov. 13, will feature rare memorabilia from the 1939 film, including the Flying Monkey costume and Dorothy’s ruby slippers.

BY STEVEN DAHLMAN
Loop North News

A prototype of the iconic Flying Monkey costume, the costume of a character from Emerald City, and a telegram announcing the change from silver to red slippers are among memorabilia from the 1939 film The Wizard of Oz that will be on display at Driehaus Museum until next March.

Opening on Thursday, Nov. 13, The Land of Oz: Beyond the Page, says the museum, “explores the imaginative artistry required to turn the classic children’s story into a beloved movie.”

L. Frank Baum wrote The Wonderful Wizard of Oz while living in Lincoln Park. It was published in 1900, made into a musical stage production in 1902 and a film in 1939.

Spread over two galleries on the museum’s third floor, the installation is divided into three sections – writing, costume, and

production design. The items are from the private collection of Richard H. Driehaus.

“As a champion of late 19th and early 20th century architecture, it’s easy to imagine why this piqued Richard’s imagination,” said Cynthia Van Osdol, President/CEO of Driehaus Trust Company.

“By sharing these treasures – some for the first time – we hope the public will be equally inspired,” she said.

Van Osdol says Driehaus “found great escape in the purpose and teamwork” of The Wizard of Oz characters. She says that as Driehaus, who died in 2021, expanded his art collection, he acquired texts, costumes, and production design originals from the 1939 film.



Replica of the “Courage” Medal awarded to the Cowardly Lion. *Photo by Alex Brescanu*

The exhibit also includes an original edition of the book, an early draft of the film script, a pastel of Emerald City, and replicas of Dorothy’s ruby slippers and the Cowardly Lion’s Medal of Courage.

Driehaus Foundation announces new president

The Chicago-based Richard H. Driehaus Foundation has a new president and executive director. Lynn Osmond, who was president and CEO of the Chicago Architecture Center for 25 years, has taken over the philanthropic organization for Anne Lazar, effective Sept. 29. Lazar will serve as co-president until she retires in December.

“For me, this role is the natural culmination of a career devoted to the arts,

architecture, and civic life – all in service of building a stronger, more inclusive Chicago,” said Osmond.

“I am honored to build on [the foundation’s] extraordinary growth and to continue investing in what makes Chicago thrive: great architecture and design, vibrant cultural life, and a commitment to accountability in public



Lynn Osmond



Anne Lazar

life,” she said.

Founded in 1983 by investor and philanthropist Richard H. Driehaus, the foundation’s assets now exceed \$380 million. The Driehaus Foundation awarded more than \$17 million in grants last year, including \$10 million to renovate the south portico of Chicago’s Griffin Museum of Science and Industry.



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DOWNGRADE
from p. 5

analysis of the city’s credit which may result in inequities to quality health care, public education and housing that, in the view of S&P, could “contribute to population loss and economic underperformance over time.”

Indeed, sensible Chicago taxpayers know that the city’s finances are a mess, which is a big reason why so many people have been fleeing Chicago over the last decade for low-tax states.

The S&P’s negative outlook reflects their view that “there is at least a one-in-three chance of a lower rating within our two-year outlook horizon, as we evaluate Chicago’s GO credit performance in light of factors that include: the final fiscal 2026 budget and actual performance during the year relative to the budget; city leadership’s efficacy in delivering structural solutions to address the gap as the city draws on recent consultant and task force reports identifying wide-ranging gap-closing

INSIDE PUBLICATIONS

options; and the fate of the city’s advance pension payment, as the payment is set to grow considerably next year and may prove an ongoing challenge absent additional budget adjustments.”

S&P warned they could further lower Chicago’s rating if the city fails to implement adjustments that place it on a more sustainable path, while also taking steps sufficient to minimize growth in net pension liabilities and ensure that “outyear cost pressures do not continue to escalate,” creating a

Sensible Chicago taxpayers know that the city’s finances are a mess, which is a big reason why so many people have been fleeing Chicago over the last decade for low-tax states.

long-term threat to Chicago’s financial stability.

They suggest they could revise the outlook to stable if the city makes “sufficient progress identifying and implementing recurring revenue or expenditure reductions to substantially reduce its chronic

reliance on short-term budgetary fixes,” like sweeping money out of its Tax Increment Financing district. All of S&P’s ratings referenced in this story can be found on their public website at www.spglobal.com/ratings.

Rogers Park Township Real Estate For Sale

Real Estate For Sale

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IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
Plaintiff,
-v.-
UNKNOWN SUCCESSOR TRUSTEE OF THE RICHARD J. O'CONNOR DECLARATION OF TRUST DATED OCTOBER 12, 2001, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR UNITED PACIFIC FUNDING CORP., ITS SUCCESSORS AND ASSIGNS, UNKNOWN OWNERS AND NON-RECORD CLAIMANTS
Defendants
2023 CH 06772
1791 WEST ESTES AVENUE, UNIT D CHICAGO, IL 60626
NOTICE OF SALE
PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on January 11, 2024, an agent for The Judicial Sales Corporation, will at 10:30 AM on December 19, 2025, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at public in-person sale to the highest bidder, as set forth below, the following described real estate:
Commonly known as 1791 WEST ESTES AVENUE, UNIT D, CHICAGO, IL 60626
Property Index No. 11-31-205-041-0000
The real estate is improved with a single family residence.
The judgment amount was \$141,217.29.
Sale terms: If sold to anyone other than the Plaintiff, 25% down of the highest bid by certified funds at the close of the sale payable to The Judicial Sales Corporation. No third party checks will be accepted. The balance, in certified funds/or wire transfer, is due within twenty-four (24) hours. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to Plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court.
Upon payment in full of the amount bid, the purchaser will receive a Certificate of Sale that will entitle the purchaser to a deed to the real estate after confirmation of the sale.
The property will NOT be open for inspection and plaintiff makes no representation as to the condition of the property. Prospective bidders are admonished to check the court file to verify all information.
If this property is a condominium unit, the purchaser of the unit at the foreclosure sale, other than a mortgagee, shall pay the assessments and the legal fees required by The Condominium Property Act, 765 ILCS 605/9(g)(1) and (g)(4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/18.5(g-1). IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW.
You will need a photo identification issued by a government agency (driver's license, passport, etc.) in order to gain entry into our building and the foreclosure sale room in Cook County and the same identification for sales held at other county venues where The Judicial Sales Corporation conducts foreclosure sales.
For information, contact MANLEY DEAS KOCHALSKI LLC Plaintiffs Attorneys, ONE EAST WACKER, SUITE 1250, Chicago, IL, 60601 (312) 651-6700. Please refer to file number 23-012010. THE JUDICIAL SALES CORPORATION
One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650 (312) 236-SALE
You can also visit The Judicial Sales Corporation at www.jscc.com for a 7 day status report of pending sales.
MANLEY DEAS KOCHALSKI LLC
ONE EAST WACKER, SUITE 1250
Chicago IL, 60601
312-651-6700
E-Mail: AMPS@manleydeas.com
Attorney File No. 23-012010
Attorney Code. 48928
Case Number: 2023 CH 06772
TJSC#: 45-2783
NOTE: Pursuant to the Fair Debt Collection Practices Act, you are advised that Plaintiff's attorney is deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purpose.
Case # 2023 CH 06772
8231-959538

Real Estate For Sale

Act, 765 ILCS 605/9(g)(1) and (g)(4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale other than a mortgagee shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/18.5(g-1). IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW.
You will need a photo identification issued by a government agency (driver's license, passport, etc.) in order to gain entry into our building and the foreclosure sale room in Cook County and the same identification for sales held at other county venues where The Judicial Sales Corporation conducts foreclosure sales.
For information, contact MANLEY DEAS KOCHALSKI LLC Plaintiffs Attorneys, ONE EAST WACKER, SUITE 1250, Chicago, IL, 60601 (312) 651-6700. Please refer to file number 23-012010. THE JUDICIAL SALES CORPORATION
One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650 (312) 236-SALE
You can also visit The Judicial Sales Corporation at www.jscc.com for a 7 day status report of pending sales.
MANLEY DEAS KOCHALSKI LLC
ONE EAST WACKER, SUITE 1250
Chicago IL, 60601
312-651-6700
E-Mail: AMPS@manleydeas.com
Attorney File No. 23-012010
Attorney Code. 48928
Case Number: 2023 CH 06772
TJSC#: 45-2783
NOTE: Pursuant to the Fair Debt Collection Practices Act, you are advised that Plaintiff's attorney is deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purpose.
Case # 2023 CH 06772
8231-959538

121212 -----
IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
DEUTSCHEBANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR INDMAC IMSC MORTGAGE LOAN TRUST 2007-HOA1, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2007-HOA1
Plaintiff,
-v.-
KRISTI BROWN, UNKNOWN OWNERS AND NONRECORD CLAIMANTS, UNKNOWN HEIRS AND LEGATEES OF MORRIS LANDA, KATIE LANDA, MIRELLA DEMMA, DAMON RITENHOUSE, AS SPECIAL REPRESENTATIVE FOR

Real Estate For Sale

MORRIS LANDA (DECEASED)
Defendants
2017CH14739
6725 N ROCKWELL ST
CHICAGO, IL 60645
NOTICE OF SALE
PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on March 27, 2024, an agent for The Judicial Sales Corporation, will at 10:30 AM on December 4, 2025, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at public in-person sale to the highest bidder, as set forth below, the following described real estate:
Commonly known as 6725 N ROCKWELL ST, CHICAGO, IL 60645
Property Index No. 10-36-404-008-0000
The real estate is improved with a single family residence.
Sale terms: If sold to anyone other than the Plaintiff, 25% down of the highest bid by certified funds at the close of the sale payable to The Judicial Sales Corporation. No third party checks will be accepted. The balance, in certified funds/or wire transfer, is due within twenty-four (24) hours. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to Plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court.
Upon payment in full of the amount bid, the purchaser will receive a Certificate of Sale that will entitle the purchaser to a deed to the real estate after confirmation of the sale.
The property will NOT be open for inspection and plaintiff makes no representation as to the condition of the property. Prospective bidders are admonished to check the court file to verify all information.
If this property is a condominium unit, the purchaser of the unit at the foreclosure sale, other than a mortgagee, shall pay the assessments and the legal fees required by The Condominium Property Act, 765 ILCS 605/9(g)(1) and (g)(4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale other than a mortgagee shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/18.5(g-1). IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW.
You will need a photo identification issued by a government agency (driver's license, passport, etc.) in order to gain entry into our building and the foreclosure sale room in Cook County and the same identification for sales held at other county venues where The Judicial Sales Corporation conducts

Real Estate For Sale

foreclosure sales.
For information, examine the court file, CODILIS & ASSOCIATES, P.C. Plaintiffs Attorneys, 15W030 NORTH FRONTAGE ROAD, SUITE 100, BURR RIDGE, IL, 60527 (630) 794-9876
THE JUDICIAL SALES CORPORATION
One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650 (312) 236-SALE
You can also visit The Judicial Sales Corporation at www.jscc.com for a 7 day status report of pending sales.
CODILIS & ASSOCIATES, P.C.
15W030 NORTH FRONTAGE ROAD, SUITE 100
BURR RIDGE IL, 60527
630-794-5300
E-Mail: pleadings@il.cslegal.com
Attorney File No. 14-17-14813
Attorney ARDC No. 00468002
Attorney Code. 21762
Case Number: 2017CH14739
TJSC#: 45-2660
NOTE: Pursuant to the Fair Debt Collection Practices Act, you are advised that Plaintiff's attorney is deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purpose.
Case # 2017CH14739
13275905

050505 -----
IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2018-RPL3
Plaintiff
vs.
JOHN J. STAMCOOLIS A/K/A JOHN STAMCOOLIS, SHERWIN ON THE LAKE CONDOMINIUM ASSOCIATION, UNKNOWN OWNERS AND NON-RECORD CLAIMANTS
Defendant
22 CH 5665
CALENDAR 63
NOTICE OF SALE
PUBLIC NOTICE is hereby given that pursuant to a Judgment of Foreclosure entered in the above entitled cause Intercounty Judicial Sales Corporation will on December 8, 2025, at the hour 11:00 a.m., Intercounty's office, 120 West Madison Street, Suite 718A, Chicago, IL 60602, sell, in person, to the highest bidder for cash, the following described mortgaged real estate:
P.J.N. 11-29-313-014-1028.
Commonly known as 1205 W. SHERWIN AVE., UNIT 301, CHICAGO, IL 60626.
The real estate is: condominium residence. The purchaser of the unit other than a mortgagee shall pay the assessments and the legal fees re-

Real Estate For Sale

quired by subdivisions (g)(1) and (g)(4) of Section 9 of the Condominium Property Act.. If the subject mortgaged real estate is a unit of a common interest community, the purchaser of the unit other than the mortgagee shall pay the assessments required by subsection (g-1) of Section 189.5 of the Condominium Property Act. Sale terms: At sale, the bidder must have 10% (25% if plaintiff is represented by Codilis & Associates, P.C.) down by certified funds, balance within 24 hours, by certified funds. No refunds. The property will NOT be open for inspection. Prospective bidders are admonished to check the court file before bidding. IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER THE ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(c) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW.
For information call Sales Department at Plaintiff's Attorney, Law Offices of Ira T. Nevel, 175 North Franklin Street, Suite 201, Chicago, Illinois 60606. (312) 357-1125. 22-01516
INTERCOUNTY JUDICIAL SALES CORPORATION
intercountyjudicialsales.com
13275564

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
WELLS FARGO BANK, N.A., AS TRUSTEE FOR THE WAMU MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-PR4 TRUST,
Plaintiff,
-v.-
WANDA L. WILSON-BROWN, SHERWIN PLACE CONDOMINIUM ASSOCIATION, ILLINOIS HOUSING DEVELOPMENT AUTHORITY, UNKNOWN OWNERS AND NON-RECORD CLAIMANTS, Defendants.
12 CH 6236
1629 W. SHERWIN AVE., UNIT 306 AND P-1, CHICAGO, IL 60626
NOTICE OF SALE PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on 9/8/2025, an agent of Auction.com, LLC will conduct the On-line Only auction at www.auction.com, with the bidding window opening on December 8, 2025 at 10:00 AM CDT and closing on 12/10/2025 at 10:00 AM subject to extension, and will sell at public sale to the highest bidder, as set forth below, the following described real estate.
Commonly known as 1629 W. SHERWIN AVE., UNIT 306 AND P-1, CHICAGO, IL 60626
Property Index No. 11-30-422-032-1023 AND 11-30-422-032-1027
The real estate is improved with a Condominium. The judgment amount was \$174,734.17 Sale Terms: Full Sale Terms are available on the property page at www.auction.com by entering 1629 W. SHERWIN

Real Estate For Sale

AVE., UNIT 306 AND P-1 into the search bar. If sold to anyone other than the Plaintiff, the winning bidder must pay the full bid amount within twenty-four (24) hours of the auction's end. All payments must be certified funds. No third-party checks will be accepted. All bidders will need to register at www.auction.com prior to placing a bid. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court. Upon payment in full of the amount bid, the purchaser will receive a certificate of sale that will entitle the purchaser to a deed to the real estate after confirmation of the sale. The property will NOT be open for inspection and plaintiff makes no representation as to the condition of the property, prospective bidders are admonished to check the court file to verify all information. If this property is a condominium unit, the purchaser of the unit at the foreclosure sale, other than a mortgagee, shall pay the assessments and the legal fees required by the Condominium property Act, 765 ILCS 605/9 (g)(l) and (g)(4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale other than a mortgagee shall pay the assessments required by the Condominium Property Act, 765 ILCS 605/18.5(g-1). IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701 (C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW. For information, contact Plaintiffs attorney: Law Offices of Ira T. Nevel LLC. (312) 357-1125 please refer to file number 24-01287. Auction.com, LLC 100 N LaSalle St., Suite 1400, Chicago, IL 60602 - 872-225-4985 You can also visit www.auction.com. Attorney File No. 24-01287 Case Number: 24 CH 6236 NOTE: PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT, YOU ARE ADVISED THAT PLAINTIFFS' ATTORNEY IS DEEMED TO BE A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.
13275377

292929 -----

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Lakeview Township Real Estate For Sale

Real Estate For Sale

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
TOWN POINT MORTGAGE TRUST 2017-4, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE
Plaintiff,
-v.-
ERMINA FORIC, 6118 SHERIDAN ROAD CONDOMINIUM HOMEOWNERS ASSOCIATION, UNKNOWN OWNERS AND NON-RECORD CLAIMANTS
Defendants
2025 CH 02503
6118 N SHERIDAN RD APT 904 CHICAGO, IL 60660
NOTICE OF SALE
PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on September 9, 2025, an agent for The Judicial Sales Corporation, will at 10:30 AM on December 11, 2025, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at public in-person sale to the highest bidder, as set forth below, the following described real estate:
Commonly known as 6118 N SHERIDAN RD APT 904, CHICAGO, IL 60660
Property Index No. 14-05-210-023-1078
The real estate is improved with a condominium. The judgment amount was \$72,412.83.
Sale terms: If sold to anyone other than the Plaintiff, 25% down of the highest bid by certified funds at the close of the sale payable to The Judicial Sales Corporation. No third party checks will be accepted. The balance, in certified funds/or wire transfer, is due within twenty-four (24) hours. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to Plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court.
Upon payment in full of the amount bid, the purchaser will receive a Certificate of Sale that will entitle the purchaser to a deed to the real estate after confirmation of the sale.
The property will NOT be open for inspection and plaintiff makes no representation as to the condition of the property. Prospective bidders are admonished to check the court file to verify all information. If this property is a condominium unit, the purchaser of the unit at the foreclosure sale, other than a mortgagee, shall pay the assessments and the legal fees required by The Condominium Property Act, 765 ILCS 605/9(g)(1) and (g)(4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale other than a mortgagee shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/18.5(g-1). IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW.
You will need a photo identification issued by a government agency (driver's license, passport, etc.)

Real Estate For Sale

in order to gain entry into our building and the foreclosure sale room in Cook County and the same identification for sales held at other county venues where The Judicial Sales Corporation conducts foreclosure sales.
For information, contact CHAD LEWIS, ROBERTSON ANSCHUTZ SCHNEID CRANE & PARTNERS, PLLC Plaintiffs Attorneys, 6400 SHAFER CT, STE 325, ROSEMONT, IL, 60018 (561) 241-6901. Please refer to file number 25-276724. THE JUDICIAL SALES CORPORATION
One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650 (312) 236-SALE
You can also visit The Judicial Sales Corporation at www.jscc.com for a 7 day status report of pending sales.
CHAD LEWIS
ROBERTSON ANSCHUTZ SCHNEID CRANE & PARTNERS, PLLC
6400 SHAFER CT, STE 325
ROSEMONT IL, 60018
561-241-6901
E-Mail: ILMAIL@RASLG.COM
Attorney File No. 25-276724
Attorney ARDC No. 6306439
Attorney Code. 65582
Case Number: 2025 CH 02503
TJSC#: 45-2429
NOTE: Pursuant to the Fair Debt Collection Practices Act, you are advised that Plaintiff's attorney is deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purpose.
Case # 2025 CH 02503
13276270

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
Plaintiff,
-v.-
UNKNOWN HEIRS AND DEVEISES OF EDWARD J DELLIN, DECEASED, UNKNOWN CLAIMANTS AND LIENHOLDERS AGAINST THE ESTATE OF EDWARD J DELLIN, DECEASED, UNKNOWN CLAIMANTS AND LIENHOLDERS AGAINST THE UNKNOWN HEIRS AND DEVEISES OF EDWARD J DELLIN, DECEASED, DAVID C. PRANGE, KATHRYN K. PRANGE, JOHN LYDON, AS SPECIAL REPRESENTATIVE OF EDWARD J DELLIN, DECEASED
Defendants
24 CH 07256
4234 N HAZEL ST
CHICAGO, IL 60613
NOTICE OF SALE
PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on September 9, 2025, an agent for The Judicial Sales Corporation, will at 10:30 AM on December 10, 2025, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at public in-person sale to the highest bidder, as set forth below, the following described real estate:
Commonly known as 4234 N HAZEL ST, CHICAGO, IL 60613

Real Estate For Sale

Property Index No. 14-17-409-040-0000
The real estate is improved with a single family residence.
The judgment amount was \$1,458,258.01.
Sale terms: If sold to anyone other than the Plaintiff, 25% down of the highest bid by certified funds at the close of the sale payable to The Judicial Sales Corporation. No third party checks will be accepted. The balance, in certified funds/or wire transfer, is due within twenty-four (24) hours. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to Plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court.
Upon payment in full of the amount bid, the purchaser will receive a Certificate of Sale that will entitle the purchaser to a deed to the real estate after confirmation of the sale.
The property will NOT be open for inspection and plaintiff makes no representation as to the condition of the property. Prospective bidders are admonished to check the court file to verify all information. If this property is a condominium unit, the purchaser of the unit at the foreclosure sale, other than a mortgagee, shall pay the assessments and the legal fees required by The Condominium Property Act, 765 ILCS 605/9(g)(1) and (g)(4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale other than a mortgagee shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/18.5(g-1). IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW.
You will need a photo identification issued by a government agency (driver's license, passport, etc.) in order to gain entry into our building and the foreclosure sale room in Cook County and the same identification for sales held at other county venues where The Judicial Sales Corporation conducts foreclosure sales.
For information, contact HEAVNER, BEYERS & MIHLAR, LLC Plaintiffs Attorneys, 601 E. William St., DECATUR, IL, 62523 (217) 422-1719. Please refer to file number 2021495.
THE JUDICIAL SALES CORPORATION
One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650 (312) 236-SALE
You can also visit The Judicial Sales Corporation at www.jscc.com for a 7 day status report of pending sales.
HEAVNER, BEYERS & MIHLAR, LLC
601 E. William St.
DECATUR IL, 62523
217-422-1719
Fax #: 217-422-1754
E-Mail: CookPleadings@hsbattys.com
Attorney File No. 2021495
Attorney Code. 40387
Case Number: 24 CH 07256
TJSC#: 45-2335
NOTE: Pursuant to the Fair Debt Collection Practices Act, you are advised that Plaintiff's attorney is

Real Estate For Sale

deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purpose.
Case # 24 CH 07256
13276293

121212 -----
IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
WILMINGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST IX-A
Plaintiff,
-v.-
MELANIE C. VILLANUEVA
Defendants
2022 CH 11663
450 W. BRIAR PLACE, UNIT NO. 12C AND G-39
CHICAGO, IL 60657
NOTICE OF SALE
PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on July 18, 2024, an agent for The Judicial Sales Corporation, will at 10:30 AM on December 4, 2025, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at public in-person sale to the highest bidder, as set forth below, the following described real estate:
Commonly known as 450 W. BRIAR PLACE, UNIT NO. 12C AND G-39, CHICAGO, IL 60657
Property Index No. 14-28-103-065-1032
The real estate is improved with a condominium. The judgment amount was \$201,866.40.
Sale terms: If sold to anyone other than the Plaintiff, 25% down of the highest bid by certified funds at the close of the sale payable to The Judicial Sales Corporation. No third party checks will be accepted. The balance, in certified funds/or wire transfer, is due within twenty-four (24) hours. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to Plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court.
Upon payment in full of the amount bid, the purchaser will receive a Certificate of Sale that will entitle the purchaser to a deed to the real estate after confirmation of the sale.
The property will NOT be open for inspection and plaintiff makes no representation as to the condition of the property. Prospective bidders are admonished to check the court file to verify all information.
If this property is a condominium unit, the purchaser of the unit at the foreclosure sale, other than a mortgagee, shall pay the assessments and the legal fees required by The Condominium Property Act, 765 ILCS 605/9(g)(1) and (g)(4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale other than a mortgagee shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/18.5(g-1). IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN

POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW.
You will need a photo identification issued by a government agency (driver's license, passport, etc.) in order to gain entry into our building and the foreclosure sale room in Cook County and the same identification for sales held at other county venues where The Judicial Sales Corporation conducts foreclosure sales.
For information, contact LAVELLE LAW, LTD Plaintiffs Attorneys, 1933 N. Meacham Road, Suite 600, Schaumburg, IL, 60173 (847) 705-7555. Please refer to file number 22-9257.
THE JUDICIAL SALES CORPORATION
One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650 (312) 236-SALE
You can also visit The Judicial Sales Corporation at www.jscc.com for a 7 day status report of pending sales.
LAVELLE LAW, LTD
1933 N. Meacham Road, Suite 600
Schaumburg IL, 60173
847-705-7555
E-Mail: lhrilrado@lavellelaw.com
Attorney File No. 22-9257
Attorney Code. 27743
Case Number: 2022 CH 11663
TJSC#: 45-2706
NOTE: Pursuant to the Fair Debt Collection Practices Act, you are advised that Plaintiff's attorney is deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purpose.
Case # 2022 CH 11663
8277-959352

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT, CHANCERY DIVISION
GREENSTATE CREDIT UNION,
Plaintiff,
v.
CLAYTON ISTHMUS, LLC, a Delaware limited liability company, MATTHEW C. COHEN, CITY OF CHICAGO,
ALL PERSONS IN POSSESSION OF THE LAND, UNKNOWN AND NON-RECORD PARTIES, and UNKNOWN OWNERS AND NON-RECORD CLAIMANTS
Defendants.
No. 2024CH8243
Property: 1522 West Thorndale Ave., Chicago, Illinois 60660
NOTICE OF SALE
PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on September 29, 2025, the Sheriff of Cook County will at 1:00 PM on December 2, 2025, at the Richard J. Daley Center, Lower Level Room 06, 50 W. Washington, Chicago, IL 60602, sell at a public sale to the highest bidder, as set forth below, the following described real estate:
Commonly known as 1522 West Thorndale Avenue, Chicago, Illinois 60660
Property Index No. 14-05-300-027-0000
The real estate is improved as an apartment prop-

erty.
The judgment amount was \$1,913,568.00.
Sale terms: 10% down of the highest bid by certified funds at the close of the auction.
The balance, including the judicial sale fee for the Abandoned Residential Property Municipality Relief Fund, which is calculated on residential real estate at the rate of \$1 for each \$1,000 or fraction thereof of the amount paid by the purchaser not to exceed \$300, in certified funds/or wire transfer, is due within twenty-four (24) hours. No fee shall be paid by the mortgagee acquiring the residential real estate pursuant to its credit bid at the sale or by any mortgagee, judgment creditor, or other lienor acquiring the residential real estate whose rights in and to the residential real estate arose prior to the sale. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to Plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court.
Upon payment in full of the amount bid, the purchaser will receive a Certificate of Sale that will entitle the purchaser to a deed to the real estate after confirmation of the sale.
The property will NOT be open for inspection and plaintiff makes no representation as to the condition of the property. Prospective bidders are admonished to check the court file to verify all information.
If this property is a condominium unit, the purchaser of the unit at the foreclosure sale, other than a mortgagee, shall pay the assessments and the legal fees required by The Condominium Property Act, 765 ILCS 605/9(g)(1) and (g)(4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale other than a mortgagee shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/18.5(g-1). IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW.
For information, contact GREGORY P. ADAMO, CLINGEN CALLOW & MCLEAN, LLC Plaintiffs Attorneys, 2300 CABOT DRIVE, STE 500, LISLE, IL 60532 (630) 871-2600.
8277-959220
050505 -----
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Notice of Public Sale

East Bank Storage, located at 429 W. Ohio St, Chicago IL (312-644-2000), is opening lockers: 4524X (Elbert Hatley), 3511X and 3653X (Tracy Baum), 3623X (Annette and Jimmy Brisen), 2719A (Barbara Broadhurst), 6918X (Spencer Kain), 5556X (Lamonte Poole), 3523X and 6619X (Edward Lahood), 2706X and 3525X (Debra Stubbs), for public sale on November 25, 2025, at 3:00 p.m. Cash only.

Notice of Public Sale

THE LOCK UP SELF STORAGE at 1930 N. Clybourn Ave., Chicago IL 60614 Will sell the contents of the following units to satisfy a lien to the highest bidder on 11-24-25 by 11:00 AM at WWW.STORAGETREASURES.COM All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account. Unit 114 Nora Glaze Unit 307 Bristan Watts

Notice of Public Sale

Pro Self Storage intends to enforce its lien on certain self service Storage Spaces in default listed below on the 20th. of November, 2025 at 12:00 p.m. at 2724 W. 21st St, Chicago, IL 60608 at www.storage-treasures.com with the sale to conclude no earlier than 12:00 p.m.
B026 Tomas DeMedici
B037 Makayla Griffin
B048 Sebastian Arredondo
B060 Thomas Bordelon McGhee
B108 Muhammad Yameen
B122 Deonte Hodges
1060 Julia Miller
1108 ELEXA POWELL
1117 Gisela Cabrera
1136 Dejaneria Fobbs
2080 Faith Joseph
2105 Jeffery McGinnis
2111 Vinnecia Totty
2112 Vinnecia Totty
3052 Alonso Cardenas
3064 Terrell Holt
This public sale will result in the goods being sold to the highest bidder. The winning bidder must pay by cash at the time he/she is declared the winning bidder. Certain terms and conditions apply; see the Manager for additional details.

Notice of Public Sale

East Bank Storage at 1200 W. 35th St., 773-247-3000, is opening lockers: (3F3509) Elvia Camacho, (3F3640) Edgewater Services LLC, (4C4193) Edgewater Services LLC, (3E3437) Robert Grund, (1C2006) Melvin Heard, (3E3433) LaFreeda McNeal, (3E3430) Alexandria Montoya, (4C4264) Raul Ramos, (4C4164) Raul Ramos, and (3F3628) Giles Travis for public sale of miscellaneous items. This sale is to be held on Tuesday, November 25, 2025, at 2:00 pm. Cash only.

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North Township Real Estate For Sale

Real Estate For Sale

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
CITIBANK, N.A., NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS DELAWARE TRUSTEE FOR J.P. MORGAN MORTGAGE TRUST JPMPT 2023-9
Plaintiff,
-v-
FATH ISTANBULLU
Defendants
2024 CH 07390
849 N DEARBORN ST
CHICAGO, IL 60610
NOTICE OF SALE
PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on April 17, 2025, an agent for The Judicial Sales Corporation, will at 10:30 AM on December 15, 2025, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at public in-person sale to the highest bidder, as set forth below, the following described real estate:
Commonly known as 849 N DEARBORN ST, CHICAGO, IL 60610
Property Index No. 17-04-442-053-0000
The real estate is improved with a single family residence.
The judgment amount was \$1,355,583.80.
Sale terms: If sold to anyone other than the Plaintiff, 25% down of the highest bid by certified funds at the close of the sale payable to The Judicial Sales Corporation. No third party checks will be accepted. The balance, in certified funds or wire transfer, is due within twenty-four (24) hours. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to Plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court. Upon payment in full of the amount bid, the purchaser will receive a Certificate of Sale that will entitle the purchaser to a deed to the real estate after confirmation of the sale.

Real Estate For Sale

The property will NOT be open for inspection and plaintiff makes no representation as to the condition of the property. Prospective bidders are admonished to check the court file to verify all information. If this property is a condominium unit, the purchaser of the unit at the foreclosure sale, other than a mortgagee, shall pay the assessments and the legal fees required by The Condominium Property Act, 765 ILCS 605/9(g)(1) and (g)(4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale other than a mortgagee shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/18.5(g-1). IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW. You will need a photo identification issued by a government agency (driver's license, passport, etc.) in order to gain entry into our building and the foreclosure sale room in Cook County and the same identification for sales held at other county venues where The Judicial Sales Corporation conducts foreclosure sales. For information, contact CHAD LEWIS, ROBERTSON ANSCHUTZ SCHNEID CRANE & PARTNERS, PLLC Plaintiff's Attorneys, 6400 SHAFER CT, STE 325, ROSEMONT, IL, 60018 (561) 241-6901. Please refer to file number 24-227940. THE JUDICIAL SALES CORPORATION
One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650 (312) 236-SALE
You can also visit The Judicial Sales Corporation at www.tjsc.com for a 7 day status report of pending sales.
CHAD LEWIS
ROBERTSON ANSCHUTZ SCHNEID CRANE & PARTNERS, PLLC
6400 SHAFER CT, STE 325
ROSEMONT IL, 60018
561-241-6901
E-Mail: ILMAIL@RASLG.COM
Attorney File No. 24-227940

Real Estate For Sale

Attorney ARDC No. 6306439
Attorney Code. 65582
Case Number: 2024 CH 07390
TJSC#: 45-2799
NOTE: Pursuant to the Fair Debt Collection Practices Act, you are advised that Plaintiff's attorney is deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purpose.
Case # 2024 CH 07390
13276273
121212 -----
IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE FOR CSMC 2018-RPL6 TRUST
Plaintiff
vs.
BRANDON SCHAROLD, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR PROFESSIONAL MORTGAGE PARTNERS, INC., THE TRU LOFTS CONDOMINIUM ASSOCIATION, UNKNOWN OWNERS GENERALLY, AND NON-RECORD CLAIMANTS
Defendant
25 CH 1321
CALENDAR 60
NOTICE OF SALE
PUBLIC NOTICE is hereby given that pursuant to a Judgment of Foreclosure entered in the above entitled cause Intercounty Judicial Sales Corporation will on December 9, 2025, at the hour 11:00 a.m., Intercounty's office, 120 West Madison Street, Suite 718A, Chicago, IL 60602, sell to the highest bidder for cash, the following described mortgaged real estate:
P.I.N. 14-29-419-047-1019.
Commonly known as 2525 N. Sheffield Avenue, Unit 3E, Chicago, IL 60614.
The real estate is: condominium residence. The purchaser of the unit other than a mortgagee shall

Real Estate For Sale

pay the assessments and the legal fees required by subdivisions (g)(1) and (g)(4) of Section 9 of the Condominium Property Act. Sale terms: At sale, the bidder must have 10% down by certified funds, balance within 24 hours, by certified funds. No refunds. The property will NOT be open for inspection. Prospective bidders are admonished to check the court file to verify all information.
For information call Sales Department at Plaintiff's Attorney, Altman, Strautins & Kromm, LLC d/b/a Kluever Law Group, 200 North LaSalle Street, Suite 1880, Chicago, Illinois 60601. (312) 236-0077.
SMS000325-25F2
INTERCOUNTY JUDICIAL SALES CORPORATION
intercountyjudicialsales.com
13275646

050505 -----

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE ON BEHALF OF FINANCE OF AMERICA SELECT MASTER TRUST
Plaintiff,
-v-
BARI SUE HALPERIN, UNKNOWN HEIRS AND LEGATEES OF LEONARD HALPERIN, 221 EAST WALTON PLACE CONDOMINIUM ASSOCIATION, DANIEL HALPERIN, ROBERT HALPERIN, MITCHELL HALPERIN, UNKNOWN OWNERS AND NON-RECORD CLAIMANTS, DAMON RITENHOUSE, AS SPECIAL REPRESENTATIVE FOR LEONARD HALPERIN (DECEASED)
Defendants
2025CH00033
221 EAST WALTON PLACE UNIT 17-E
CHICAGO, IL 60611
NOTICE OF SALE
PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on July 18, 2025, an agent for The Judicial Sales Corporation, will at 10:30 AM on No-

vember 24, 2025, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at public in-person sale to the highest bidder, as set forth below, the following described real estate:
Commonly known as 221 EAST WALTON PLACE UNIT 17-E, CHICAGO, IL 60611
Property Index No. 17-03-214-016-1023
The real estate is improved with a residence.
Sale terms: If sold to anyone other than the Plaintiff, 25% down of the highest bid by certified funds at the close of the sale payable to The Judicial Sales Corporation. No third party checks will be accepted. The balance, in certified funds or wire transfer, is due within twenty-four (24) hours. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to Plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court. Upon payment in full of the amount bid, the purchaser will receive a Certificate of Sale that will entitle the purchaser to a deed to the real estate after confirmation of the sale.
The property will NOT be open for inspection and plaintiff makes no representation as to the condition of the property. Prospective bidders are admonished to check the court file to verify all information. If this property is a condominium unit, the purchaser of the unit at the foreclosure sale, other than a mortgagee, shall pay the assessments and the legal fees required by The Condominium Property Act, 765 ILCS 605/9(g)(1) and (g)(4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale other than a mortgagee shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/18.5(g-1). IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW. You will need a photo identification issued by a

government agency (driver's license, passport, etc.) in order to gain entry into our building and the foreclosure sale room in Cook County and the same identification for sales held at other county venues where The Judicial Sales Corporation conducts foreclosure sales. For information, examine the court file, CODILUS & ASSOCIATES, P.C. Plaintiff's Attorneys, 15W030 NORTH FRONTAGE ROAD, SUITE 100, BURR RIDGE, IL, 60527 (630) 794-9876
THE JUDICIAL SALES CORPORATION
One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650 (312) 236-SALE
You can also visit The Judicial Sales Corporation at www.tjsc.com for a 7 day status report of pending sales.
CODILUS & ASSOCIATES, P.C.
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BURR RIDGE IL, 60527
630-794-5300
E-Mail: pleadings@il.cslegal.com
Attorney File No. 14-24-07408
Attorney ARDC No. 00468002
Attorney Code. 21762
Case Number: 2025CH00033
TJSC#: 45-1919
NOTE: Pursuant to the Fair Debt Collection Practices Act, you are advised that Plaintiff's attorney is deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purpose.
Case # 2025CH00033
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Lights Fest set to hit Mag Mile on Nov. 22

The holiday season on the Near North Side officially begins Saturday, Nov. 22, with the 34th annual Magnificent Mile Lights Festival. This year's theme, "Chicago Shines Bright," promises a day-to-night celebration filled with live music, family fun and displays of holiday spirit along Michigan Ave.

The festivities step off at 11 a.m. in Pioneer Court with Lights Festival Lane, a free outdoor event featuring music, family-friendly activities and festive treats. Grammy-nominated Plain White T's will headline with a free acoustic concert at 1 p.m., followed by other performances including the acclaimed Leo High School Boys Choir.

As the sun starts to set, attention turns to the nation's largest evening parade, stepping off at 5:30 p.m. from Oak St., and traveling south on N. Michigan Ave. to the Chicago River.

Mickey Mouse and Minnie Mouse from Walt Disney will once again serve as grand marshals.

More than one million lights will illuminate over 200 trees on N. Michigan Ave., and nearly one million spectators are expected to gather on nearby streets, making it one of the largest parades in the country.

The grand finale arrives with Santa Claus aboard a float, followed by a fireworks display over the Chicago River around 7:15 p.m.

LIBRARY from p. 1

pared with 2024 levels.

The last two years signal a concerning pattern of disinvestment that threatens to undo decades of progress toward a modern, inclusive public library system. These are not abstract numbers – they represent fewer programs for children, fewer adult education classes and fewer spaces where residents may safely gather to learn, grow

LASALLE from p. 1

and AmTrustRE, local developer DL3 Realty has been added to the development team. Designed by Solomon Cordwell Buenz, the remake will convert 624,000 square feet of space in the building into 386 residential units and 92,000 square feet of commercial space.

Levels three and four of the building will be converted into an approximate 100,000 square feet parking garage, offering only 177 parking spaces, for a parking to unit ratio of .46 parking spots per unit.

The developers are hoping to get a local grocer to move into the lower-level commercial space.

The unit mix is expected to include 228 tiny studio apartments, 106 one-bedroom units, and only 52 two-bedroom units suit-

and be enriched. Especially in a town whose failing public schools graduate so many youth with inferior reading skills.

Studies show that the adult illiteracy rate in Cook County, which includes Chicago, is 25%. And 54% of adults read below the 6th grade level.

While Chicago has some of the highest paid teachers in the nation, student illiteracy is a significant concern, with recent data showing that fewer than one in three Chicago Public Schools students in grades 3-8 read at grade level and only about one in four 11th graders were proficient in reading on the 2024 SAT. This situation is even more pronounced for minority and low-income students.

For many Chicago residents, especially in working-class, low-income and immigrant communities, the public library is a lifeline. Families depend on CPL for access to Wi-Fi, computers, job support, after-school programs and safe spaces.

Budget cuts send a message as to where our leadership's priorities are, for Chicago that literacy, equity and access are some-

able for families. There will also be indoor and outdoor amenity space on floors five, 25, 43, and 44.

Bargain basement, historic downtown building sold for only \$8.65 per sq. ft.

The historic eight-story building at 401 S. State St. which was designed by architect William Le Baron Jenney, a firm widely credited as the father of the skyscraper, just sold in a distressed sale for just \$4.2 million. The circa 1891 building was built for the Siegel, Cooper & Co. Department Store and later housed Sears, Roebuck & Co for decades.

Robert Morris Univ. was the last building tenant, occupying the entire building until 2020, when it merged with Roosevelt Univ. and vacated the building. The building spans an entire downtown block be-

tween Van Buren St. and Ida B. Wells Dr.

Showing just how fast commercial property values can drop in a weak market, a venture led by Marc Calabria just picked up the building at a huge discount, paying only \$4.2 million, according to Cook County property records. That is a severe drop from the \$68.1 million the building sold for in 2016. The 484,800 square foot property sold at a shocking \$8.65 per square foot.

Calabria operates Bloomingdale-based IMC Accounting & Tax, and is reportedly partnering with the Primera Group to convert another downtown property - the 41-story Clark Adams Building, 105 W. Adams St. - into 400 apartments. In time a residential conversion may be the fate of 401 S. State St. as well.

A recent major initiative under the Chicago Works plan includes \$17 million over two years to install 100 miles of bike lanes, while a separate project has allocated \$20 million for the Englewood Line Trail. The city has also committed \$5 million for the Bronzeville Trail. The City's message is that they are prioritizing privileged bikes paths over literacy.

\$5 million for the Bronzeville Trail. The City's message is that they are prioritizing privileged bikes paths over literacy.

The Local 1215 union is requesting citizens write to the Mayor and Aldermen at bit.ly/LetterFundCPL in support of libraries.

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