



Via E-mail
January 26, 2012

Jim Slowikowski, Attorney at Law
Dickler, Kahn, Slowikowski & Zavell, Ltd
85 W. Algonquin Road, Suite 420
Arlington Heights, IL 60005

Dear Mr. Slowikowski:

Included with this letter are assessment ledgers, reflecting the balances as of this writing, for the following homeowners:

Stephanie Rubinkowski-Platt
1515 E. Central Road #119C, Arlington Heights, Illinois 60005
Account #34-10-1020-119C-5 Account Balance: \$ 940.23

Michael Locascio & Nicole Acerenza
1615 E. Central Road #422C, Arlington Heights, Illinois 60005
Account #34-10-1050-422C- 3 Account Balance: \$ 1,967.54

Please accept this letter as authorization to begin collection.

Respectfully,

PROPERTY SPECIALISTS, INC.
As Managing Agent Only, For:
DANA POINT CONDOMINUM ASSOC.

Mitchell Swiatek
CC: Janice Costa, Property Manager

Mitch Swiatek

From: Sue Kuhnle
Sent: Thursday, January 19, 2012 12:10 PM
To: Mitch Swiatek
Subject: ACCOUNTS FOR COLLECTION
Attachments: 20120119131242.pdf

Hi Mitch,

Attached are two account ledgers that need to be turned over for legal collection. Thanks.

Sue Kuhnle
Dana Point Condominium Association
1519 E. Central Road
Arlington Heights, IL 60005
Phone: 847-228-5176
Fax: 847-228-5190

Resident Transaction Report

DANA POINT

01/01/2011 to: 01/19/2012

Loc ID#: 10-1050 DN PNT CND ASS 1615
 Arlington Hghts, IL 60005

Resident	Type	Date	CC Description	Check No	Amount	Balance
422C 3	Michael Locascio		App# 60207		Beg Bal	472.25
	Nicole Acerenza	Chg	01/01/2011 as Monthly Assessment		457.01	929.26
1615 E. Central Road, #422C	Pay	01/06/2011	Lckbx Pmt 000013		-447.25	482.01
Arlington Hts., IL 60005	Cr	01/14/2011	lc Waive 12/10 LC-JC		-25.00	457.01
	Pay	01/24/2011	Lckbx Pmt 000013		-457.01	0.00
	Chg	02/01/2011 as Monthly Assessment			457.01	457.01
	Pay	02/24/2011	Lckbx Pmt 000013		-457.01	0.00
	Chg	03/01/2011 as Monthly Assessment			457.01	457.01
	Pay	03/30/2011	Lckbx Pmt 00001398		-457.01	0.00
	Chg	04/01/2011 as Monthly Assessment			457.01	457.01
	Chg	04/21/2011 LK Building Key			25.00	482.01
	Pay	04/22/2011 PAYMENT 1002			-25.00	457.01
	Chg	04/29/2011 MI Building Garage Key			25.00	482.01
	Chg	04/30/2011 lc Late Charge			25.00	507.01
	Chg	05/01/2011 as Monthly Assessment			457.01	964.02
	Pay	05/03/2011 Building Key 1003			-25.00	939.02
	Pay	05/05/2011 Lckbx Pmt 00001004			-457.01	482.01
	Cr	05/13/2011 lc Waive 04/11 LC-JC			-25.00	457.01
	Pay	05/13/2011 Lckbx Pmt 00001005			-457.01	0.00
	Chg	06/01/2011 as Monthly Assessment			457.01	457.01
	Chg	06/30/2011 lc Late Charge			25.00	482.01
	Chg	07/01/2011 as Monthly Assessment			457.01	939.02
	Pay	07/05/2011 Lckbx Pmt 00000104			-457.01	482.01
	Cr	07/12/2011 lc Waive 06/11 LC-JC			-25.00	457.01
	Chg	08/01/2011 as Monthly Assessment			457.01	914.02
	Pay	08/08/2011 Lckbx Pmt 00000112			-457.01	457.01
	Chg	09/01/2011 as Monthly Assessment			457.01	914.02
	Chg	09/01/2011 LR LEGAL REP-RE TAX			98.00	1,012.02
	Pay	09/06/2011 Lckbx Pmt 00000118			-98.00	914.02
	Pay	09/06/2011 Lckbx Pmt 00000117			-457.01	457.01
	Chg	10/01/2011 as Monthly Assessment			457.01	914.02
	Pay	10/03/2011 Lckbx Pmt 00000126			-457.01	457.01
	Chg	11/01/2011 as Monthly Assessment			457.01	914.02
	Chg	11/30/2011 lc Late Charge			25.00	939.02
	Chg	12/01/2011 as Monthly Assessment			457.01	1,396.03
	Chg	12/30/2011 lc Late Charge			25.00	1,421.03
	Chg	01/01/2012 as Monthly Assessment			471.51	1,892.54
				Res Balance		1,892.54

