



**BUENA VISTA NATIONAL BANK**

Chester • Evansville • Red Bud • Prairie du Rocher • Decatur • Warrensburg

07/31/2025

WHALEN & SCHEITER LLC  
520 FELICITY DR  
FAIRVIEW HEIGHTS IL 62208

**RE:** 404782

**Dear** WHALEN & SCHEITER LLC,

A recent search of property tax authority records indicates that the taxes for the property secured by the above-referenced loan are delinquent as of 07/02/2025. Under the terms of your Mortgage/Deed of Trust, you are required to pay all property taxes prior to delinquency.

The assessor's parcel number(s) and details of the delinquent taxes are referenced below.

**Please contact the tax authority's office to obtain the current amount to pay and send payment directly to the tax authority office.**

| TAX AUTHORITY   | TAX AUTHORITY ADDRESS                   | TAX AUTHORITY PHONE |
|-----------------|-----------------------------------------|---------------------|
| ST CLAIR COUNTY | 10 Public Sq, Belleville, IL 62220-1623 | (618) 825-2707      |

| PARCEL NO                | INST.DUE      | AGENCY           | PRINCIPAL  | ADDT.FEES    | TOTAL DUE   |
|--------------------------|---------------|------------------|------------|--------------|-------------|
| 03-34.0-110-019          | 2023 Inst - 1 | ST CLAIR COUNTY  | \$2,790.57 | \$474.83     | \$3,265.40  |
| 03-34.0-110-019          | 2023 Inst - 2 | ST CLAIR COUNTY  | \$2,790.57 | \$474.83     | \$3,265.40  |
| 08-1.0-02.0-0-002-002.06 | 2024 Inst - 1 | JEFFERSON COUNTY | \$4,495.74 | \$1,101.56   | \$5,597.30  |
|                          |               |                  |            | Total Amount | \$12,128.10 |

If you have paid the delinquent taxes, please provide proof of payment to, or contact us via the information below:

- Mail To: Buena Vista National Bank Attn: Loan Administration, 1309 Swanwick St, Chester, IL 62233.
- Fax To: 618-826-5446.
- Email: [lstirnaman@bvnbn.com](mailto:lstirnaman@bvnbn.com), [bzappa@bvnbn.com](mailto:bzappa@bvnbn.com), or [lschroeder@bvnbn.com](mailto:lschroeder@bvnbn.com).

Thank you in advance for your cooperation in this serious situation. If you have any questions, please contact the loan department at 618-826-2331.

Sincerely,

Buena Vista National Bank.