

State of Illinois)

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00763887

County of Cook)

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2000-09-29 15:48:23
Cook County Recorder 16.00



00763887

ORIGINAL CONTRACTOR'S CLAIM FOR LIEN

*IN THE OFFICE OF THE
RECORDER OF DEEDS
COOK COUNTY, ILLINOIS*

THE UNDERSIGNED LIEN CLAIMANT, **THE DEPALMA GROUP, INC.**, (hereafter "Claimant"), hereby files its claim for Mechanics Lien against **NORTH RIVERSIDE PARTNERSHIP** (hereafter "Owner"), **THE RIVERSIDE MISTER SHOP, INC.** (hereafter "Tenant"), and all other persons and/or entities having or claiming an interest in the below described real estate, and states as follows:

1. On or about October 29, 1998, and thereafter, Owner held legal title to real estate and improvements bearing the following legal description:

Parcels 1 and 2 as well as all Subparcels, as are more fully described in EXHIBIT A, which is attached hereto and made a part hereof, with Permanent Tax Numbers (P.I.N.) of: 15-25-200-003-0000, 15-25-200-007, 15-25-200-010, 15-25-201-019, 15-25-500-008

and which is commonly known as 7501 West Cermak Road, North Riverside, Cook County, Illinois and which is referred to herein, with all improvements thereon, as the "Premises;"

2. On or about October 29, 1998, Claimant entered into a written contract with Tenant to provide professional architectural, design, construction management and project administration services on a time and material basis in connection with the remodeling of Tenant's store upon the Premises (hereafter the "Contract");

3. Based upon information and belief, Owner authorized and knowingly permitted Tenant to enter into the Contract;

4. Tenant approved and authorized Claimant to provide, and Claimant did provide, professional services, material, labor and improvements to the premises in the amount of \$37,902.22 and Claimant last provided same on June 2, 2000;

5. After all just credits, Claimant is owed the sum of \$4,427.03, for which, together with statutory interest and attorneys' fees, Claimant now claims liens on the Premises.

THE DEPALMA GROUP, INC.

By: 
ELSA S. DEPALMA

Dated: September 29, 2000

This instrument was prepared
by and is to be returned to:
Mark C. Friedlander, Esq.
SCHIFF, HARDIN & WAITE
6600 Sears Tower
Chicago, IL 60606
Box 408 Andrew



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CHICAGO TITLE INSURANCE COMPANY

400 S. JEFFERSON, CHICAGO, IL 60607

TRACT INDEX SEARCH

Order No.: 1401 S9541493 SP

Additional Tax Numbers:

00763887

Legal Description:

PARCEL 1:

SUB PARCEL "A":

THAT PART OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS: :

BEGINNING AT A POINT 75.00 FEET SOUTH OF THE NORTH LINE AND 148.00 FEET EAST OF THE WEST LINE OF THE NORTHEAST 1/4 OF SAID SECTION; THENCE SOUTH 00 DEGREES 10 MINUTES 52 SECONDS EAST ALONG A STRAIGHT LINE, A DISTANCE OF 155.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE, A DISTANCE OF 80.00 FEET TO A POINT; THENCE NORTH 00 DEGREES 10 MINUTES 52 SECONDS WEST, ALONG A STRAIGHT LINE, A DISTANCE OF 115.00 FEET TO A POINT; THENCE NORTH 44 DEGREES 54 MINUTES 34 SECONDS EAST ALONG A STRAIGHT LINE, A DISTANCE OF 56.48 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE, A DISTANCE OF 40.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

SUB PARCEL "D":

THAT PART OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS: :

BEGINNING AT A POINT 40 FEET WEST OF THE WEST LINE OF THE NORTH-SOUTH ILLINOIS CENTRAL RAILROAD RIGHT OF WAY AND 50.00 FEET SOUTH OF THE NORTH LINE OF SAID 1/4 SECTION; THENCE DUE WEST ALONG A STRAIGHT LINE 50.00 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID NORTHEAST 1/4, A DISTANCE OF 419.70 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE, A DISTANCE OF 210.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE, A DISTANCE OF 50.00 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE, A DISTANCE OF 468.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE, A DISTANCE OF 427.38 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE, A DISTANCE OF 238.5 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE, A DISTANCE OF 136.38 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE, A DISTANCE OF 303.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE, A DISTANCE OF 120.00 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE, A DISTANCE OF 238.5 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE, A DISTANCE OF 484.00 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE, A DISTANCE OF 200.00 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE, A DISTANCE OF 200.00 FEET TO A POINT; THENCE DUE NORTH ALONG A STRAIGHT LINE, A DISTANCE OF 943.00 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE, A DISTANCE OF 198.01 FEET TO A POINT; THENCE NORTH 00 DEGREES 06 MINUTES 18 SECONDS WEST

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CHICAGO TITLE INSURANCE COMPANY

400 S. JEFFERSON, CHICAGO, IL 60607

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Legal Description:

ALONG A STRAIGHT LINE, A DISTANCE OF 715.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

SUB PARCEL "E":

THAT PART OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS::

COMMENCING AT THE INTERSECTION OF THE SOUTHERLY LINE OF THE EASTERLY-WESTERLY ILLINOIS CENTRAL RAILROAD RIGHT OF WAY WITH THE NORTHERLY LINE OF 26TH STREET; THENCE NORTH 87 DEGREES 48 MINUTES 59 SECONDS WEST ALONG SAID NORTHERLY LINE OF 26TH STREET; A DISTANCE OF 656.43 FEET TO A POINT OF BEGINNING; THENCE NORTHERLY ALONG A CURVED LINE CONCAVE WESTERLY WITH A CENTRAL ANGLE OF 26 DEGREES AND A RADIUS OF 149.00 FEET, A DISTANCE OF 67.61 FEET, WITH A CHORD DISTANCE OF 67.04 FEET, AND A CHORD BEARING OF NORTH 10 DEGREES 48 MINUTES 53 SECONDS WEST, TO A POINT OF TANGENCY; THENCE NORTH 23 DEGREES 48 MINUTES 53 SECONDS WEST ALONG A STRAIGHT LINE TANGENT TO THE LAST DESCRIBED CURVE AT THE LAST DESCRIBED POINT, A DISTANCE OF 118.05 FEET TO A POINT OF CURVATURE; THENCE NORTHERLY ALONG A CURVED LINE CONCAVE EASTERLY WITH A RADIUS OF 149.00 FEET, AND A CENTRAL ANGLE OF 26 DEGREES 13 MINUTES 15 SECONDS, A DISTANCE OF 113.95 FEET WITH A CHORD DISTANCE OF 112.96 FEET, AND A CHORD BEARING OF NORTH 10 DEGREES 42 MINUTES 15 SECONDS WEST TO A POINT ON THE SOUTHERLY LINE OF THE EASTERLY-WESTERLY ILLINOIS CENTRAL RAILROAD RIGHT OF WAY; THENCE NORTH 67 DEGREES 12 MINUTES 02 SECONDS WEST ALONG SAID SOUTHERLY RIGHT OF WAY LINE OF THE ILLINOIS CENTRAL RAILROAD, A DISTANCE OF 81.89 FEET TO A POINT; THENCE SOUTHERLY ALONG A CURVED LINE CONCAVE EASTERLY WITH A RADIUS OF 327.00 FEET AND A CENTRAL ANGLE OF 31 DEGREES 13 MINUTES 37 SECONDS, A DISTANCE OF 178.22 FEET, WITH A CHORD DISTANCE OF 176.02 FEET, AND A CHORD BEARING OF SOUTH 08 DEGREES 12 MINUTES 04 SECONDS EAST, TO A POINT OF TANGENCY; THENCE SOUTH 23 DEGREES 48 MINUTES 53 SECONDS EAST ALONG A STRAIGHT LINE, TANGENT TO THE LAST DESCRIBED CURVE AT THE LAST DESCRIBED POINT, A DISTANCE OF 118.05 FEET TO A POINT OF CURVATURE; THENCE SOUTHERLY ALONG A CURVED LINE TANGENT TO THE LAST DESCRIBED LINE AT THE LAST DESCRIBED POINT, CONCAVE WESTERLY, WITH A RADIUS OF 71.00 FEET, AND A CENTRAL ANGLE OF 16 DEGREES 09 MINUTES 39 SECONDS, A DISTANCE OF 20.03 FEET TO A POINT ON SAID NORTHERLY LINE OF 26TH STREET; THENCE EASTERLY ALONG SAID NORTHERLY LINE OF 26TH STREET, A DISTANCE OF 79.97 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

SUB PARCEL "R":

THAT PART OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS :

BEGINNING AT A POINT IN THE WESTERLY LINE OF THE NORTH-SOUTH ILLINOIS CENTRAL RAILROAD RIGHT OF WAY WHICH IS 2,020.46 FEET SOUTH OF THE NORTH LINE OF SAID 1/4 SECTION; THENCE SOUTH 67 DEGREES 01 MINUTES 23 SECONDS WEST ALONG A STRAIGHT LINE, A DISTANCE OF 449.89 FEET TO A POINT IN THE NORTHERLY LINE OF THE EASTERLY-WESTERLY ILLINOIS CENTRAL RAILROAD RIGHT OF WAY, THENCE SOUTH 67 DEGREES 12 MINUTES 02 SECONDS EAST ALONG SAID NORTHERLY RIGHT OF WAY OF THE ILLINOIS CENTRAL RAILROAD, A DISTANCE OF 450.00 FEET TO A POINT; THENCE NORTH 00 DEGREES 06 MINUTES 18 SECONDS WEST ALONG A STRAIGHT LINE, A DISTANCE OF 350.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF THE ILLINOIS CENTRAL RAILROAD RIGHT OF WAY IN THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS::



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CHICAGO TITLE INSURANCE COMPANY

400 S. JEFFERSON, CHICAGO, IL 60607

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Legal Description:

BEGINNING AT THE INTERSECTION OF THE WESTERLY LINE OF THE NORTH-SOUTH ILLINOIS CENTRAL RAILROAD RIGHT OF WAY (WHICH IS THE WEST LINE OF THE EAST 1,273.75 FEET OF SAID NORTHEAST 1/4) WITH THE NORTHERLY LINE OF THE EASTERLY-WESTERLY ILLINOIS CENTRAL RIGHT OF WAY, SAID POINT BEING 1,273.75 FEET WEST AND 2,370.46 FEET SOUTH OF THE NORTHEAST CORNER OF SAID NORTHEAST 1/4; THENCE NORTH ALONG THE WEST LINE OF THE EAST 1,273.75 FEET OF SAID NORTHEAST 1/4, A DISTANCE OF 2,370.46 FEET TO A POINT ON THE NORTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 25; THENCE EAST ALONG SAID NORTH LINE OF THE NORTHEAST 1/4 OF SECTION 25, A DISTANCE OF 100.00 FEET TO A POINT ON A LINE WHICH IS 1,173.75 FEET WEST OF AND PARALLEL TO SAID EAST LINE OF THE NORTHEAST 1/4 OF SECTION 25; THENCE SOUTH ALONG SAID LINE WHICH IS 1,173.75 FEET WEST OF AND PARALLEL TO SAID EAST LINE OF THE NORTHEAST 1/4 OF SECTION 25, A DISTANCE OF 2,078.32 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG A CURVED LINE, CONCAVE TO THE NORTHEAST WITH A CENTRAL ANGLE OF 67 DEGREES 05 MINUTES 44 SECONDS WITH A RADIUS OF 504.00 FEET, A DISTANCE OF 390.20 FEET TO A POINT OF TANGENCY WITH SAID NORTHERLY LINE OF THE ILLINOIS CENTRAL RAILROAD EASTERLY-WESTERLY RIGHT OF WAY; THENCE NORTHWESTERLY ALONG SAID NORTHERLY LINE WHICH IS TANGENT WITH THE LAST DESCRIBED CURVE AT THE LAST DESCRIBED POINT, A DISTANCE OF 442.76 FEET TO THE POINT OF BEGINNING, EXCEPT THEREFROM THE FOLLOWING DESCRIBED PARCEL:

THE SOUTH 546.19 FEET OF THE NORTH 1,775.09 FEET OF THE WEST 18.00 FEET OF THE EAST 1,191.75 FEET OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

ALSO

EXCEPT

THEREFROM THE FOLLOWING DESCRIBED PARCEL:

THE SOUTH 100.00 FEET OF THE NORTH 1,358.9 FEET OF THE WEST 20.00 FEET OF THE EAST 1,211.75 FEET OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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State of Illinois)
) SS
County of Cook)


AFFIDAVIT

ELSA S. DEPALMA, being duly sworn, on oath deposes and states that she is authorized to execute the foregoing ORIGINAL CONTRACTOR'S CLAIM FOR LIEN on behalf of *The DePalma Group, Inc.*, that she has read the foregoing ORIGINAL CONTRACTOR'S CLAIM FOR LIEN, has knowledge of the contents thereof, and that all statements contained therein are true.



ELSA S. DEPALMA

Subscribed and Sworn to before me
this 29th day of September, 2000.



Notary Public

"OFFICIAL SEAL"
MARIE COMELLA
Notary Public, State of Illinois
My Commission Expires 07/28/02

This instrument was prepared
by and is to be returned to:
Mark C. Friedlander, Esq.
SCHIFF, HARDIN & WAITE
6600 Sears Tower
Chicago, IL 60606