

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )



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

**SUBCONTRACTOR'S  
CLAIM FOR LIEN**

THE UNDERSIGNED LIEN CLAIMANT, V. Bros. Power Co., Inc., with offices at 2343 Lake Ave., Wilmette, Illinois, 60091, hereby records a claim for Mechanics Lien against Ability Construction and Remodeling, Inc., of 1332 N. Halsted, Suite 300, Chicago, Illinois, 60622, (hereinafter referred to as Contractor), Fullerton-Greenview, L.L.C., of 1332 N. Halsted, Suite 300, Chicago, Illinois, 60622, (hereinafter referred to as Owner), Devon Bank, of 6445 N. Western Ave., Chicago, Illinois, 60645, (hereinafter referred to as Lender), Success national bank, of 100 Tri-State International, Suite 300, Lincolnshire, Illinois, 60069, (hereinafter referred to as Lender), and all other persons or entities having or claiming an interest in the below described real estate, and in support thereof states as follows:

1. Owner owns the following described real estate in the County of Cook, State of Illinois, to wit:

See Legal Description attached hereto.

Commonly known as 1452-54 W. Fullerton, Chicago, Illinois and having the following permanent index numbers: 14-29-319-037-0000, 14-29-319-038-0000, and which is hereinafter together with all improvements referred to as the "premises."

2. On a date unknown to Lien Claimant, Owner, or one knowingly permitted by them to do so entered into a contract with Contractor wherein Contractor was to provide labor, materials and equipment for the construction of, repairs, alterations and improvements to and for the benefit of the premises.

3. On or about April 13, 2000, Contractor made a subcontract with Lien Claimant to furnish and supply carpentry, electric and HVAC to the premises, in the amount of One Hundred Forty Four Thousand Nine Hundred and 0/100 (\$144,900.00) Dollars, for said improvements.

4. At the request of Contractor, Lien Claimant furnished extra and additional materials and labor for said premises in the amount of Eleven Thousand Five Hundred Forty and 0/100 (\$11,540.00) Dollars.

5. On September 28, 2000, Lien Claimant substantially completed all required work to be done, in the amount of \$92,000.00.

6. Contractor is entitled to credits on account thereof as follows: \$65,192.00, leaving due, unpaid and owing to Lien Claimant, after allowing all credits, the sum of \$26,808.00 for which, with interest, Lien Claimant claims a lien on the premises and improvements and to monies or other considerations due or to become due from Owner or Contractor under said contracts between Contractor, Subcontractor and Owner.

7. Notice has been duly given to owner, and persons otherwise interested in the above described real estate, as to the status of the undersigned as subcontractor as provided by the Mechanics Lien Act, 770 ILCS 60/5 and 60/24 (1992).

V. BROS. POWER CO., INC.,

BY:

*[Signature]*

Its Attorney

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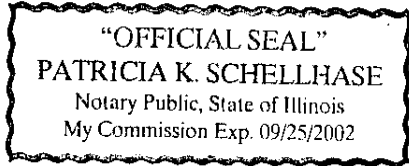
The affiant, Gabriel Varga, being first duly sworn, on oath deposes and states that he is the President of V. Bros. Power Co., Inc., the Lien Claimant, that he has read the foregoing notice and claim for lien and knows the contents thereof, and that all statements therein contained are true.

*[Signature]*

Subscribed and sworn to before me  
This 11 day of January, 2001

*[Signature]*  
Notary Public

This document prepared by and mail to:  
David S. Ruskin  
RUSKIN & WHITEMAN  
35 E. Wacker Dr. Suite 1750  
Chicago, IL 60601  
312-346-3334



**Legal Description – 1452-54 W. Fullerton**

LOTS 26 AND 27 IN BLOCK 2 IN THE SUBDIVISION OF THE SOUTH EAST ¼ OF THE SOUTH WEST ¼ OF THE SOUTH WEST ¼ OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Permanent Index Numbers: 14-29-319-037-0000, 14-29-319-038

Property of Cook County Clerk's Office