UNOFFICIAL COPY189509

9885/0212 51 001 Page 1 of 6 2001-03-09 16:00:44 Cook County Recorder 17.50

STATE OF ILLINOIS)	
)	SS
COUNTY OF COOK)	



SUBCONTRACTOR'S CLAIM FOR LIEN

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

- 1. The undersigned lien claimant, General Contractor, Inc. of 5429 W. Addison Street, Chicago, Illinois 60641 ("G.C."), hereby records a claim for Mechanics Lien against Ms. Lula Bournes of 9221 S. Perry Avc. Chicago, Illinois 60620 ("Owner") and all other persons having or claiming an interest in the below descrit ed real estate, and states as follows.
- 2. G.C. was a subcontractor of Alpha Construction & Development, Inc. ("Alpha"), a contractor, on a project commonly known as the \$\cappa_221\$ S. Perry Ave. Project, located in Chicago, Illinois (the "Project"). Alpha was a contractor, who was constructing the Project for the Owner. Upon information and belief, Alpha was authorized by Owner to construct the Project and was acting as the Owner's agent or authorized or knowingly permitted by the Owner to enter into the contract with G.C.
- 3. G.C. entered into a written agreement with Alpha dated November 21, 2000, a copy of which is attached hereto as Exhibit A (the "Subcontract"). Pursuant to the Subcontract, G.C. agreed to finish construction of a new garage for \$5500.
- 4. G.C. fully performed its obligations under the Subcontract. However, Alpha has wrongfully failed and refused to pay the amount due to G.C. under the Subcontract.
- 5. Alpha is entitled to no credits. Interest and other amounts will continue to become due to G.C. in the future and G.C. reserves the right to add such amounts to its lien claim.

6. On or about November 21, 2000, and continuing thereafter, Alpha was the agent of the Owner, or an entity authorized or knowingly permitted by the Owner to enter into contracts with respect to, the real estate (including all land and improvements thereon) (the 'Real Estate") in Cook County, Illinois commonly known as 9221 S. Perry Ave., Chicago, Illinois and legally described as follows:

See Exhibit B

- 7. On or about November 21, 2000, and counting thereafter, Owner held legal title to the Real Estate described in Lyhibit B.
- 8. Alpha, as agent of Owner, or an entity authorized or knowingly permitted by Owner, entered into a subcontract with G.C. to finish construction of a new garage. The work performed by Alpha and G.C. was performed and turnished with the full knowledge and consent of Owner. Owner authorized or knowingly permitted Alpha, and G.C. to enter into contracts for the improvement of the Real Estate, including the Subcontract.
- 9. G.C. has performed all obligations required of it under the Subcontract. Its last day of work on the project was December 10, 2000.
- 10. As of December 10, 2000, there is due to G.C., after allowing all credits, the principal amount of \$5500 for which, with interest, G.C. claims a lien (a) against the Real Estate and (b) against the monies or other consideration due or to become due from Owner to Alpha under any contract, agreement or otherwise between Owner and Alpha. G.C. reserves the right to add amounts to its lien claim that will become due from Alpha in the future. G.C. also reserves the right to recover amounts from Alpha that are not included in the amounts described in this Notice of Claim for Mechanics Lien.

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GENERAL CONTRACTOR, INC.

By:

Mr. Richard Grybalow

Its:

President

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HOULD BE RETURNED.

Law Offices of Richard M. Craig
30 North LaSalle Street, Suite 3900
Chicago, Illinois 60602
(312) 345-0901
No. 37809

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AFFIDAVIT

STATE OF ILLINOIS)	
)	SS
COUNTY OF COOK)	

This affiant, being first duly sworn on oath, deposes and states, that he is President of General Contractor, Inc., the Lien Claimant; that he has read the above and foregoing lien claim; that he has knowledge of the contents thereof, and that the same is true.

Richard Grybalow

President, General Contractor, Inc.

1000 PLOP SUBSCRIBED and SWORN to before me this _91 day of ________, 20_/

Notary Public

CATHERINE FIORDAN Notary Public, State of l'inois My Commission Expires 12/14/04

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PAGE 01

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alpha

Construction & Davelopment inc. Home improvement & Remodeling



CUSTOMERS COMPLAINT FORM

Owners LUIA BOURNES Date 11-17-00
Address 1221 S. perry Ave Phone No. 773-928-093
City Chicago State ILL ZipCode 60620
Date of complaint
Nature of complaint Water is Coming un the Complaint Water is Coming un the
Contractor i/c job
Remarks Lamore - who did this July S
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Lost reporced.

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Or Coot County Clert's Office