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NOTICE AND CLAIM FOR MECHANICS' LIEN

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2001-06-28 13:59:57

Cook County Recorder 16.50

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

FOR RECORDER'S USE ONLY

IN THE OFFICE OF THE)
RECORDER OF DEEDS)
OF COOK COUNTY)

OMNI ELECTRICAL)
SYSTEMS, INC.)
Claimant,)

"NOTICE TO OWNER":

Do not pay the contractor for this work or material unless you have received from the Contractor a waiver of lien by, or other satisfactory evidence of payment to, the Subcontractor or Materialman.

v.)

BEJCO DEVELOPMENT)
CORPORATION; BEJCO)
CONSTRUCTION, INC.,)
CHATHAM CLUB, L.L.C.;)
PRARIE BANK AND TRUST)
COMPANY, and UNKNOWN)
OWNERS, TRUSTEES and)
LIEN CLAIMANTS;)
Defendants.)

**COOK COUNTY
RECORDER
EUGENE "GENE" MOORE
SKOKIE OFFICE**

NOTICE & CLAIM FOR LIEN IN AMOUNT OF \$17,379.15

The claimant, OMNI ELECTRICAL SYSTEMS, INC., doing business at 1752 West North Ave., Chicago, Illinois, 60622, being an electrical subcontractor for the construction project on the real estate described below, hereby files a Notice and Claim for Lien against BEJCO CONSTRUCTION, INC., hereinafter referred to as "General Contractor", doing business at 980 North Michigan Avenue, Suite 1280, Chicago, Illinois 60611, County of Cook; and PRARIE BANK AND TRUST COMPANY, hereinafter referred to as the "Lender";

Prepared by and return to:
OMNI Electrical Systems, Inc.,
1752 W. North Ave.
Chicago, IL 60622
(773) 252-6000

Address: 9014 South Indiana
Chicago, IL 60619
Lot 122
PIN: 25-03-131-006-0000



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BEJCO DEVELOPMENT CORPORATION, with a place of business at 980 N. Michigan Ave., Suite 1280, Chicago, IL 60611, who upon information and belief has an ownership interest in the property listed below; and CHATHAM CLUB LLC, an Illinois Limited Liability Company, with a place of business at 980 N. Michigan Ave., Suite 1280, Chicago, IL 60611, hereinafter referred to as "Owner"; said last named person is the Owner for the construction project being constructed on the real estate commonly known as Chatham Club, 9014 South Indiana Avenue, Chicago, County of Cook, State of Illinois.

That, at all times relevant, said CHATHAM CLUB, LLC was the Owner of record of the following described land in the County of Cook, State of Illinois, to wit:

LOT 22 IN THE CHATHAM CLUB BEING A RESUBDIVISION OF LOT 10 IN OWNER'S DIVISION LOTS A AND B IN BELL OIL COMPANY'S OWNER DIVISION AND UNSUBDIVIDED LANDS IN WEST ½ OF THE NORTHWEST ¼ OF SECTION 3, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS

and BEJCO CONSTRUCTION, INC. was authorized and knowingly permitted by the Owner to construct the improvement thereof.

Upon Information and belief, Bejco Construction, Inc., Bejco Development Corporation, and Chatham Club LLC all have the same address and telephone number, and are controlled, managed, and run by the same interest.

That, at all times relevant, said BEJCO CONSTRUCTION, INC. made a contract with Claimant, OMNI ELECTRICAL SYSTEMS, INC., to provide and install the electrical system wiring and components for and in said improvement, and that, on November 15, 2000, the Claimant, OMNI ELECTRICAL SYSTEMS, INC., completed thereunder all required to be done by said contract.

That said BEJCO CONSTRUCTION, INC. is entitled to credits on account leaving due, unpaid and owing to the Claimant, after allowing all lawful credits, the sum of \$17,379.15 for which, with interest at 10% per annum (as provided for by 770 ILCS 60/1), and costs and reasonable attorneys fees (as provided for by 770 ILCS 60/17), the Claimant claims a lien on said land and improvements, and on the monies or other considerations due or to become due from the Owner under said contract against said General Contractor and Owner.

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PROOF OF SERVICE BY CERTIFIED MAIL; RETURN RECEIPT REQUESTED LIMITED TO ADDRESSEE ONLY

I, Candy Griffith, certify that I served this notice by mailing a copy, by certified mail, return receipt requested, limited to addressee only to:

BEJCO CONSTRUCTION, INC.
Attn: Gary Scott Saipe, VP and Legal Counsel
980 N. Michigan Ave., Suite 1280
Chicago, Illinois 60611

Certified # 7000 1670 0008 4351 4824

BEJCO DEVELOPMENT CORPORATION
Attn: Richard P. Gdowsky, CFO
980 N. Michigan Ave., Suite 1280
Chicago, Illinois 60611

Certified # 7000 1670 0008 4351 4800

CHATHAM CLUB LLC
Attn: President
980 N. Michigan Ave., Suite 1280
Chicago, Illinois 60611

Certified # 7000 1670 0008 4351 4817

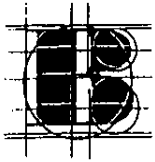
and depositing the same in the U.S. Mail before 5:30 p.m. on June 26, 2001,
with proper postage prepaid.

Candy Griffith

Subscribed and sworn
to before me this 26th day
of June, 2001.

Alan H. Nelson
Notary Public

Official Seal
Alan H. Nelson
Notary Public State of Illinois
My Commission Expires 03/26/05



BEJCO
Development Corporation

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Exhibit A

February 23, 2001

Mr. John Ciurla
Omni Electrical Systems
1752 W. North Avenue
Chicago, Illinois 60622

Re: Chatham Club
Chicago, Illinois

Dear John:

In connection with the above referenced project, I have enclosed a reconciliation of our statements which total \$173,791.53. This amount shall be paid over the remaining ten (10) closings of the project. The first closing is scheduled for March 2, 2001.

I will keep you informed on the status of our closings and the payout schedule. Needless to say, the quicker we get production for the remaining houses, the quicker I can get you paid.

If you have any questions, please feel free to give me a call.

Very truly yours,

BEJCO CONSTRUCTION, INC.

Richard P. Gdowski

Richard P. Gdowski
Chief Financial Officer

RPG/kml

Cc - T. Small
Cc - B. Crees

980 N. Michigan Avenue
Suite 1280
Chicago, Illinois 60611

PHONE 312.642-7642
FAX 312.642-7643

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