# UNOFFICIAL COLUMNIA TRATES

STATE OF ILLINOIS )

(COUNTY OF COOK )

1880/0175 11 001 Page 1 of 6 2002-02-13 13:21:22 Cook County Recorder 17.50

### SUB-CON CPACTOR'S NOTICE AND CLAIM FOR LIEN

TO: Cole Taylor Bank, as Trustee of Trust Number 8594
Dated June 14, 2000
1708 Elmwood
Wilmette, Illinois 60091
(CERTIFIED MAIL - RETURN
RECEIPT REQUESTED
#70000520001772093779
AND REGULAR MAIL)

TCF National Bank, as Mortgagee 6353 W. Fifty-fifth Street Chicago, Illinois 60638 (CERTIFIED MAIL - RETURN RECEIPT REQUESTED #70000520001772093793 AND REGULAR MAIL)

Mr. John G. Bigoness
841 W. Windsor
Chicago, Illinois 60640
(CERTIFIED MAIL - RETURN
RECEIPT REQUESTED
#70000520001772093816
AND REGULAR MAIL)

Cole Taylor Bank, as Trustee of Trust Number 8594
Dated June 14, 2000
111 W. Washington St, Ste. 650
Chicago, Illinois 60602
(CERTIFIED MAIL - RETURN FECEIPT REQUESTED #7000520001772093786
ANL REGULAR MAIL)

Mr. John G. Bigoness
1708 Elmwood
Wilmette, Illinois 60091
(CERTIFIED MAIL RETURN
RECEIPT REQUESTED
#70000520001772093809
AND REGULAR MAIL)

Mercury Title Co., L.L.C. 180 W. Lake Chicago, Illinois 60601 (CERTIFIED MAIL - RETURN RECEIPT REQUESTED #70000520001772093823 AND REGULAR MAIL) UNOFFICIAL COPY 20178772
The Claimant, Heating Sub-Contractor, MITCH KROLCZYK d/b/a M.K.

The Claimant, Heating Sub-Contractor, MITCH KROLCZYK d/b/a M.K. GENERAL MECHANICAL, made a Contract with JOHN G. BIGONESS as the manager/agent/ and believed beneficiary of the COLE TAYLOR BANK LAND TRUST DATED JUNE 14, 2000, TRUST NUMBER 8594, and hereby files notice and claim for lien against COLE TAYLOR BANK LAND TRUST DATED JUNE 14, 2000, TRUST NUMBER 8594 (hereinafter referred to as "owner"), of Chicago, Illinois, County of Cook, State of Illinois, and states:

That on August 24, 2000, COLE TAYLOR BANK LAND TRUST DATED JUNE 14, 2000, TRUST NUMBER 8594, owned the following described land in the County of Cook, State of Illinois, to-wit:

THE WEST 40 FEET OF LOT 14 IN J. WALLINGFORD'S SUBDIVISION OF THE 15 PODS SOUTH OF AND ADJOINING THE NORTH 95 RODS OF THE EAST  $\frac{1}{2}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Commonly known as: 841 W. Windsor

Chicago, Illinois 60640

Permanent Real Estate Index No.: 14-17-223-003-0000

That on August 24. 2000, JOHN G. BIGONESS as the manager/agent/and believed beneficiary of the COLE TAYLOR BANK LAND TRUST DATED JUNE 14, 2000, TRUST MUMBER 8594, made a contract with the claimant to install complete heating systems in 16 apartments, and that on November 1, 2001, the Claimant completed all the required work by said contract to be done.

That said owner is entitled to credits on account thereof as follows: 00/100 (\$00.00) DOLLARS, plus TWENTY-SIX THOUSAND and 00/100 (\$26,000.00) DOLLARS for payment made, leaving due, unpaid and owing to the claimant, after allowing all credits, the sum of TWENTY-FOUR THOUSAND and 00/100 (\$24,000.00) DOLLARS, for which, with interest, 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 owner.

MITCH KROLCZYK d/b/a M.K. GENERAL MECHANICAL

BY:

MITCH KROLCZYK, Claimant

Bellas and Wachowski Attorneys for Claimant 15 N. Northwest Highway Park Ridge, Illinois 60068 (847) 823-9030 Cook County Attorney I.D. #22565

20178772

STATE OF ILLINOIS)

OUNTY OF COOK

)

The Affiant, MITCH KROLCZYK, being first duly sworn, on oath deposes and says that he is the Claimant, that he has read the foregoing Sub-Contractor's Notice and Claim for Lien and knows the contents thereof; and that all the statements therein contained are true.

MITCH KROLCZYK d/b/a M.K. GENERAL MECHANICAL

MITCH KROLCZYK, Claimant

Subscribed and Sworn to before me this 30th day of January, 2002.

K'

NOTARY PUBLIC

CFFICIAL SEAL
PET P. C. WACHOWSKI
NOTARY HIBLIC, STATE OF ILLINOIS
MY COMMISSION . FIFES 12-7-2004

#### PREPARED BY:

Bellas and Wachowski Attorneys for Claimant 15 N. Northwest Highway Park Ridge, Illinois 60068 (847) 823-9030 Cook County Attorney I.D. #22565

### **NOTICE TO OWNER**

20178772

"THE SUBCONTRACTOR PROVIDING THIS NOTICE HAS PERFORMED WORK FOR OR DELIVERED MATERIAL TO YOUR HOME IMPROVEMENT CONTRACTOR. THESE SERVICES OR MATERIALS ARE BEING USED IN THE IMPROVEMENTS TO YOUR RESIDENCE AND ENTITLE THE SUBCONTRACTOR TO FILE A LIEN AGAINST YOUR RESIDENCE IF THE SERVICES OR MATERIALS ARE NOT PAID FOR BY YOUR HOME IMPROVEMENT CONTRACTOR. A LIEN WAIVER WILL BE PROVIDED TO YOUR CONTRACTOR WHEN THE SUBCONTRACTOR IS PAID, AND YOU ARE URGED TO REQUEST THIS WAIVER FROM YOUR CONTRACTOR WHEN PAYING FOR YOUR HOME IMPROVEMENTS."

"THE LAW REQUIRES THAT THE CONTRACTOR SHALL SUBMIT A SWORN STATEMENT OF PERSONS FURNISHING MATERIALS AND LABOR BEFORE ANY PAYMENTS ARE REQUIRED TO BE MADE TO THE CONTRACTOR."

STATE OF ILLINOIS )
)SS.
COUNTY OF COOK )

20178772

### SWORN SUB-CONTRACTOR'S STATEMENT AND AFFIDAVIT

TO WHOM IT MAY CONCERN:

The undersigned, being duly sworn, deposes and says: That he is MITCH KROLCZYK, and that he was the Heating Sub-Contractor for the work of installing complete heating systems in 16 apartments, for and in said improvement on the building located at 841 Windsor, Chicago, Illinois, owned by COLE TAYLOR BANK LAND TRUST DATED JUNE 14, 2000, TRUST NUMBER 2594. That MITCH KROLCZYK d/b/a M.K. GENERAL MECHANICAL supplied all materials for the aforesaid work and had said materials delivered to the aforesaid job site. That MITCH KROLCZYK d/b/a M.K. GENERAL MECHANICAL supplied the work and labor to the project and, further, that there is no money owed to any employees or workers for the work performed at the aforesaid job site.

That the total amount of the said Contract is FIFTY THOUSAND and 00/100 (\$50,000.00) DOLLARS; the amount due to the Sub-Contractor, MITCH KROLCZYK d/b/a M.K. GENERAL MECHANICAL of Niles, Illinois, for the work of installing complete heating systems in 16 apartments for and in said improvement is therefore TWENTY-FOUR THOUSAND and 00/100 (\$24,000.00) DOLLARS.

That extras were performed for which claimant did not charge.

That there are no other contracts, for said work outstanding and that there is nothing due or to become due to any person for

material, labor or other work of any kind to be done upon or in connection with said work other than as above stated.

Signed this 30th day of January, 2002, at Park Ridge, Illinois.

MITCH KROLCZYK d/b/a M.K. GENERAL MECHANICAL

Subscribed and Sworn before me this 30th day of January,

NOTARY PUBLIC

OC.

OCOUNTY CIEPTS OFFICE

### PREPARED BY:

Bellas and Wachowski Attorneys for Claimant 15 N. Northwest Highway Park Ridge, Illinois 60068 (847) 823-9030 Cook County Attorney I.D. #22565