

STATE OF ILLINOIS)
) SS.
COUNTY OF DUPAGE)



0021019905

In the Office of the Recorder
Cook County, Illinois

ORIGINAL CONTRACTOR'S CLAIM FOR MECHANICS LIEN

THE UNDERSIGNED MECHANICS LIEN CLAIMANT, PPKS / FJA Joint Venture Architects, of 444 North Main Street, Glen Ellyn, Illinois 60137 (hereinafter referred to as "Lien Claimant") hereby records a claim for Mechanics Lien against 327 Chicago LLC, of 322 Burlington Avenue, LaGrange, Illinois 60525; 314 West Superior LLC, of 445 North Wells Street, Suite 200, Chicago, Illinois 60610; and 327 West Chicago Limited Partnership, of 445 North Wells Street, Suite 200, Chicago, Illinois 60610 (hereinafter collectively referred to as "Owners"); as well as The Gammonley Group, of 322 Burlington Avenue, LaGrange, Illinois 60525; Citi Investments & Development Corp., an Illinois corporation; Saul Azar, an individual; Midwest Bank, of 500 West Chestnut Street, Hinsdale, Illinois 60521, 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. On or about April 5, 2001, and subsequently, Owners owned an interest in the following described real estate in the County of Cook, State of Illinois:

Lots 6 through 13, both inclusive together with the west half of lots 14 through 17 all in Block 17 of Butler, Wright and Webster addition to Chicago in Section 9, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Commonly known as 328-330 West Superior Street, 315-331 West Chicago Avenue, and 731-741 and 745-755 North Orleans Street, all in the City of Chicago, County of Cook, State of Illinois, which real estate has the following permanent index numbers: 17-09-201-001-0000 and 17-09-201-008-012, and which is hereinafter together with all improvements thereon referred to as the "Premises".

2. On or about April 5, 2001, Lien Claimant entered into a contract (the "Contract") with The Gammonley Group, wherein Lien Claimant was to provide architectural and architectural related services, in the amount of One Millions, Six Hundred Sixty Five Thousand Dollars (\$1,665,000.00), for the construction of residential condominiums on the Premises. Lien Claimant's architectural and architectural related services altered, improved and benefited the Premises.

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3. The Contract was entered into by The Gammonley Group as the Owners' agent, and the work was performed with the knowledge and consent of the Owners. Alternatively, the Owners authorized The Gammonley Group to enter into the Contract. Alternatively, the Owners knowingly permitted The Gammonley Group to enter into the Contract for the improvement of the Premises.

4. On May 18, 2002, Lien Claimant substantially completed architectural and architectural related services to the value of Three Hundred Fifty Thousand, Two Hundred Ninety Eight Dollars and Fifty Nine Cents (\$350,298.59). Lien Claimant was prevented by Owners from proceeding further to complete the contract.

5. Owner is entitled to credits on account thereof as follows: \$125,523.59 in payments to Lien Claimant, leaving due, unpaid and owing to Lien Claimant, after allowing all credits, the sum of Two Hundred Twenty Four Thousand, Seven Hundred Seventy Five Dollars (\$224,775.00), for which, with interest, Lien Claimant claims a Mechanics Lien on Owners' interest as well as the interests of The Gammonley Group; Citi Investments & Development Corp.; Saul Azar; and Midwest Bank, in the Premises and improvements thereon.

Dated this 16th Day of September, 2002.

PPKS / FJA Joint Venture Architects



Craig Pryde, Principal

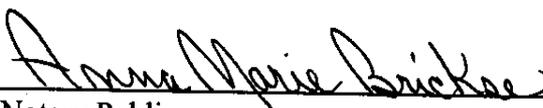
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Affiant, Craig Pryde, being first duly sworn on oath deposes and states that he is a principal of PPKS / FJA Joint Venture Architects, the Lien Claimant, that he has read and is authorized to sign the foregoing Original Contractor's Claim for Mechanics Lien and knows the contents thereof, and that all statements contained therein are true and correct.



Craig Pryde

SUBSCRIBED and SWORN to
before me this 16th Day of September, 2002.



Notary Public



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This document was prepared by
and after recording should be returned to:

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PIN Numbers 17-09-201-001-0000 and 17-09-201-008-012

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