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Eugene "Gene" Moore Fee: \$18.50
Cook County Recorder of Deeds
Date: 06/28/2003 04:31 PM Pg: 1 of 3

**SUBCONTRACTOR'S
NOTICE AND CLAIM
FOR LIEN**

Amount of Claim: \$ 220,983.00
Date of Claim: June 20, 2003

Above Space for Recorder's Use Only

STATE OF ILLINOIS
COUNTY OF COOK

)
) SS.
)

The claimant, **T & M Construction**, of Lemont, County of Cook, State of Illinois, hereby files notice and claim for lien against **Vulf Ikhlov a/k/a Wolf Iklov and Alex Field, d/b/a Affordable Builders & Restoration Contractors, Inc. (a/k/a Affordable Builders)** of 1818 Sherwood, Highland Park, County of Cook, State of Illinois; and **Capital Development Group, L.L.C. (a/k/a Capital Development, L.L.C.)**, of 1766 Hintz Road, Wheeling, County of Cook, State of Illinois (hereinafter referred to as "contractors"); and **Royal Square Development, L.L.C.**, of 1766 Hintz Road, Wheeling, County of Cook, State of Illinois; and **LENDER? Bank Financial FSB**, of Woodridge, County of DuPage, State of Illinois (hereinafter referred to as "owners"), and states:

That on **October 16, 2001**, the owners owned the following described land in the County of Cook, State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

Permanent Real Estate Index Number(s):
05-06-309-056-0000
05-06-309-027-0000
05-06-309-066-0000

Address(es) of premises: **934-946 Green Bay Road, Glencoe, Illinois 60022**

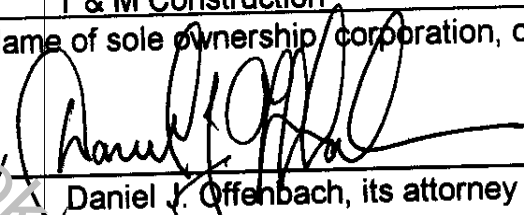
and **Vulf Ikhlov a/k/a Wolf Iklov and Alex Field, d/b/a Affordable Builders & Restoration Contractors, Inc. (a/k/a Affordable Builders)**; and **Capital Development Group, L.L.C. (a/k/a Capital Development, L.L.C.)** were owners' contractors for improvement thereof.

That on or about **October 28, 2001**, said contractors made a subcontract with the claimant to (1) Perform concrete work, including, but not limited to, excavation, hauling, footing, foundation walls, retaining walls, drain tile, stone waterproof spray, basement floor, garage floor, gas curb & stoop, and other flat work, including walkways, driveways and stairs, grading and clean up for and in said improvement, and that on or about **December 4, 2002**, the claimant completed thereunder (2) all work required by said contract to be done which consisted of concrete work, including, but not limited to, excavation, hauling, footing, foundation walls, retaining walls, drain tile, stone waterproof spray, basement floor, garage floor, gas curb & stoop, and other flat work, including walkways, driveways and stairs, grading and clean up for and in said improvement.

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That at the special instance and request of said contractor the claimant furnished extra and additional materials at and extra and additional labor on said premises of the value of **Twenty Six Thousand (\$26,000.00)** Dollars and completed same on or about **December, 4, 2002**. (3) That said owner, or the agent, architect or superintendent of owner (a) cannot, upon reasonable diligence, be found in said County, or (b) does not reside in said County. (4) That said contractor is entitled to credits on account thereof as follows: **Two Hundred Six Thousand Three Hundred Seventy Five (\$206,375.00)** Dollars, leaving due, unpaid and owing to the claimant, after allowing all credits, the sum of **Two Hundred Twenty Thousand Nine Hundred Eighty Three (\$220,983.00)** Dollars, for which, with interest, the claimant claims a lien on said land and improvements and on the moneys or other considerations due or to become due from the owner under said contract against said contractors and owners.

T & M Construction
(Name of sole ownership, corporation, or partnership)

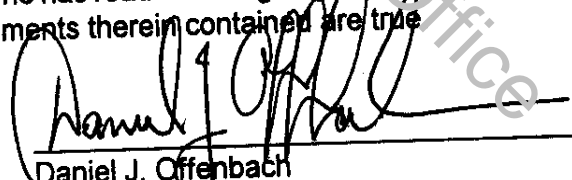
by 
Daniel J. Offenbach, its attorney

This document was prepared by:
Leahy, Eisenberg & Fraenkel, Ltd., 161 North Clark Street, Suite 1325, Chicago, Illinois, 60601.


Mail to: Daniel J. Offenbach, Leahy, Eisenberg & Fraenkel, Ltd.,
161 North Clark Street, Suite 1325, Chicago, Illinois, 60601.

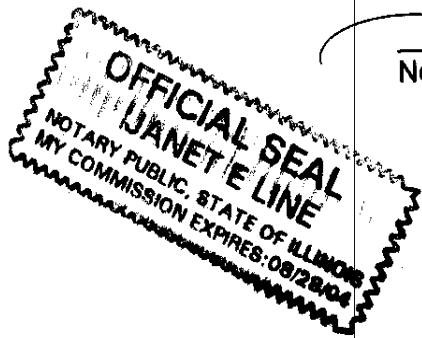
State of Illinois)
County of Cook) ss.
)

The affiant, Daniel J. Offenbach being first duly sworn, on oath deposes and says that he is the attorney for T & M Construction, the claimant; that he has read the foregoing notice and claim for lien and knows the contents thereof; and that all the statements therein contained are true.


Daniel J. Offenbach

Subscribed and sworn to before me this 20th day of June, 2003


Notary Public



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EXHIBIT "A"

LEGAL DESCRIPTION:

PARCEL 1: GLENCOE PLACE CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTHEASTERLY 50.0 FEET OF LOT 4 AND LOTS 5 AND 6 IN OWNERS RESUBDIVISION OF BLOCK 45 IN FIRST ADDITION TO GLENCOE, IN SECTION 6, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0030207914, AS AMENDED FROM TIME TO TIME.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY PLAT OF EASEMENT RECORDED AS DOCUMENT NUMBER 0020867175.

ADDRESS OF REAL ESTATE:

934-946 Green Bay Road, Glencoe, Illinois 60022

PERMANENT REAL ESTATE INDEX NUMBER:

05-06-309-056-0000

05-06-309-027-0000

05-06-309-066-0000