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MECHANIC'S LIEN

STATE OF ILLINOIS	S)) SS.
COUNTY OF COOK	
Z D HEATING &)
COOLING, INC.,)
Claimant,)
V.) Claim for Lien
MICHAEL MESSING)
and CAROL MESSING,)
Owners.)



Doc#: 0418939046

Eugene "Gene" Moore Fee: \$18.50 Cook County Recorder of Deeds Date: 07/07/2004 09:50 AM Pg: 1 of 2

The undersigned claimant, ZDHEATING & COOLING, INC., a corporation duly organized and existing under the laws of the state of Illinois, having its principal place of business at 4217 N. Mason Ave., Chicago, Illinois 60634, Cook Courty Illinois, by GREGORY J. RAMEL, its duly authorized agent, claims a mechanics' lien on the lot of land described below, and improvements on the land under the Illinois Mechanics' Lien Act. The claimant states as follows:

1. At all times mentioned, MICHAEL MESSING and CAROL MESSING, owned lots in the City of Chicago, Cook County, Illinois, companyly known as 2928 W. Estes Ave., and described as follows:

Lots 27 and 28 in Block 2 in Archibal 1's Kenilworth Addition to Rogers Park, a subdivision of the West ½ of the Northeast 1/4 of the Northwest Fractional 1/4 of Section 36, Township 41 North, Range 13, East of the Third Principal Meridian in Cook County, Illinois.

PIN 10-36-103-026-0000 and 10-26-103-027-0000

- 2. The owners, MICHAEL MESSING and CAROL MESSING, entered into a contract with a general contractor, J B Exteriors, Inc., for the furnishing, performance and delivery of work, labor, services, materials and fixtures for the alteration of a building on said lots. The general contractor then hired the claimant as its subcontractor.
- 3. On or about March 10, 2004, after the owners had discharged the general contractor, they entered into an oral contract with Z D HEATING & COOLING, INC., the undersigned claimant, whereby the claimant agreed to complete the work which it had begun pursuant to its contract with the general contractor by completing the heating and cooling work for the subject property, for the \$3,050.00 balance due from the general contractor, plus any extras that might be ordered, with the total due when the work was completed.
- 4. ZDHEATING & COOLING, INC., claimant, has completed the furnishing and performance of work, labor and services and has delivered materials and fixtures required by the contract in the amount of \$3,050, plus \$700 for extras requested by the owners, including a bathroom vent, a laundry chute and kitchen vent.
- All of the work, labor, services, material and fixtures was furnished, performed, delivered to and used in the premises' improvement. The last of the work, labor, services, materials and fixtures, including extras, was delivered, performed and furnished on May 11, 2004.
- 6. \$3,750.00 is due to Z D HEATING & COOLING, INC., the claimant, for the furnishing, performance and delivery of the work, labor, services, material and fixtures, including extras, after allowing the

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owners, all credits, deductions and setoffs.

7. Z D HEATING & COOLING, INC., the claimant, claims a mechanics' lien upon the above-described premises and all improvements, against all persons interested in it, in the amount of \$3,750.00, together with interest, according to the Mechanics' Lien Act.

Z D HEATING & COOLING, INC.

Bv:

GREGORY (. RAMEL, duly authorized agent

STATE OF ILLINOIS

)SS

COUNTY OF COOK

The affiant, GREGORY J. RAMEL, being first duly sworn, on oath deposes and says that he is the duly authorized agent of the claimant; that he has read the foregoing claims for lien and knows the contents thereof; and that all the statements contained are true to the best of his knowledge and belief.

Subscribed and sworn to before me this 6 + 1 day of July, 2004.

NOTARY PUBLIC

Return to:

Gregory J. Ramel

Attorney at Law 6106 W. Barry Ave. Chicago, IL 60634 OFFICIAL SEAL
MARILYN S RZASA
HOTARY PUBLIC, STATE OF ILLING
MY COMMERSION STATE OF ILLING