

# UNOFFICIAL COPY

## CONTRACTORS NOTICE AND CLAIM FOR MECHANICS LIEN



Doc#: 0427847314  
Eugene "Gene" Moore Fee: \$19.00  
Cook County Recorder of Deeds  
Date: 10/04/2004 02:41 PM Pg: 1 of 5

STATE OF ILLINOIS        }  
  } SS  
COUNTY OF COOK        }

IN THE OFFICE OF THE  
RECORDER OF DEEDS  
OF COOK COUNTY

RAINCOAT ROOF MAINTENANCE, INC.  
CLAIMANT

-VS-

THE TERRACES ON LASALLE CONDOMINIUM ASSOCIATION  
THE BUILDING GROUP, INC.  
UNKNOWN OWNERS  
NON-RECORD CLAIMANTS  
DEFENDANT

The claimant, RAINCOAT ROOF MAINTENANCE, INC., an Illinois Corporation ("Claimant"), hereinafter referred to as ("Raincoat"), with an address at 3024 S. 25<sup>TH</sup> Avenue, Broadview, Illinois 60155, hereby files its Notice and Claim for Mechanics Lien on the Real Estate (as hereinafter described) and on all funds held in connection with the improvements constructed on the Real Estate, and against The Terraces on LaSalle Condominium Association, c/o Kelly Mullaney, Board President, of 1430 N. LaSalle St., Unit 1B, Chicago, Illinois 60610, and The Building Group, Inc., (Agent for Owner), Attention: Mr. James Stoller, of 1045 W. Lawrence Ave., Chicago, Illinois 60640, Unknown Owners and Non-Record Claimants, and against the interest of any person claiming an interest in the Real Estate (as hereinafter described) by, through or under Owner.

### Claimant states as follows:

1. On or about June 15, 2004, "Owner(s)", owned title to the real estate (including all land and improvements thereon) (the "Real Estate") in Cook County, Illinois, commonly known as: 1430 N. LaSalle St., Chicago, Illinois 60610, and legally described as follows:

THE NORTH ½ OF THE EAST ½ OF THAT PART OF WEST LASALLE STREET OF LOT 117 IN BRONSON'S ADDITION TO CHICAGO, (EXCEPT THAT PART LYING BETWEEN THE WEST LINE OF NORTH LASALLE ST. AND A LINE 14 FEET WEST OF AND PARALLEL WITH THE WEST LINE OF NORTH LASALLE STREET CONVEYED TO THE CITY OF CHICAGO BY DOCUMENT RECORDED NOVEMBER 21, 1930 AS DOCUMENT NUMBER 1079555), ALSO THE NORTH 15 FEET OF THE EAST 172 FEET OF LOT 2 IN THE COUNTY CLERK'S RESUBDIVISION OF LOT 117 IN BRONSON'S ADDITION TO CHICAGO (EXCEPT THAT PART OF THE NORTH 15 FEET OF THE SUBDIVISION OF LOT 2 OF COUNTY CLERK'S DIVISION OF LOT 117 OF BRONSON'S ADDITION TO CHICAGO IN THE NORTHEAST ¼ OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIDAN, LYING BETWEEN THE WEST LINE OF NORTH LASALLE STREET AND A LINE 14 FEET WEST OF AND PARALLEL WITH THE WEST LINE OF NORTH LASALLE STREET CONVEYED TO THE CITY OF CHICAGO BY DOCUMENT RECORDED NOVEMBER 21, 1930 S DOCUMENT NUMBER 1079555), ALL IN COOK COUNTY, ILLINOIS.

PERMANENT REAL ESTATE INDEX NO(S): 17-04-205-064-1001 through 17-04-205-064-1036 (Inclusive)

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2. That The Building Group, Inc., ("Building Group") was Owners Agent for the improvements at the premises.

3. That Building Group entered into a Contract with Raincoat, whereby Claimant agreed to furnish Scuppers and downspouts, (related materials, apparatus, and labor) to Building Group in exchange for payment in the original Contract amount of Thirteen Thousand, Five-Hundred and Eighty-Seven Dollars & 00/100, (\$13,587.00).

4. That the Contract was entered into between Building Group and Raincoat with the full knowledge and consent of the Owner(s). Alternatively the Owner(s) specifically authorized Raincoat to furnish said materials and labor for the improvement of the Real Estate. Alternatively, the Owner(s) knowingly permitted Raincoat to furnish said materials and labor for, and in said improvement of the Real Estate.

5. At the special instance and request of Building Group, and with the full knowledge and express consent or acquiescence of Owner(s), Claimant furnished extra and additional materials and extra and additional labor on the Real Estate to the value of \$ .00. Claimant completed providing the additional materials and labor at various times.

6. That on June 15, 2004 Claimant completed and delivered, substantially all work and materials required to be performed under the contract.

7. That Building Group is entitled to credits for payment in the amount of \$4,529.00.

8. As of the date hereof, there is due, unpaid and owing to Claimant, after allowing credits for payments by Building Group the principal sum of Nine Thousand, Fifty-Eight Dollars & 00/100, (\$9,058.00), which principal amount bears interest at the statutory rate of 10 percent per annum. Claimant claims a lien on the Real Estate (including all land and improvements thereon) in the amount of \$9,058.00 plus interest.

Dated: September 21, 2004

RAINCOAT ROOF MAINTENANCE, INC.

By: \_\_\_\_\_

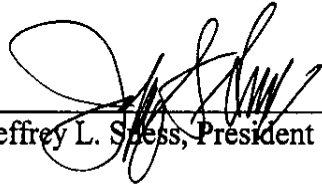
Jeffrey L. Sness, President

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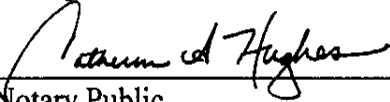
## VERIFICATION

State of Illinois }  
 } SS.  
 County of Cook }

I, Jeffrey L. Suess, being first duly sworn on oath, depose and state that I am President for Claimant, Raincoat Roof Maintenance, Inc., an Illinois corporation, that I am authorized to execute this Notice and Claim of Mechanics Lien on behalf of Claimant, that I have read the foregoing Notice and Claim for Mechanics Lien and know the contents thereof, and the statements contained therein are true.

  
 \_\_\_\_\_  
 Jeffrey L. Suess, President

Subscribed and Sworn to  
 before me this 21 day  
 of September, 2004.

  
 \_\_\_\_\_  
 Notary Public

Notary Seal



My Commission Expires: 6/18/07

**THIS INSTRUMENT WAS PREPARED BY AND  
 AFTER RECORDING SHOULD BE RETURNED TO:**

Mr. Jeffrey L. Suess  
 Raincoat Roof Maintenance Inc.  
 3024 S. 25<sup>th</sup> Ave.  
 Broadview, Illinois 60155

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## %Percentage Allocation of Lien

Unit Number	Permanent Real Estate Index Number	% Interest in Common Elements	Amount of Lien Allocation
A1	17-04-205-064-1001	6.3181	\$572.29
A2	17-04-205-064-1002	7.3443	\$665.13
B1	17-04-205-064-1003	6.1471	\$556.80
B2	17-04-205-064-1004	7.1734	\$649.77
C1	17-04-205-064-1005	5.8264	\$527.76
C2	17-04-205-064-1006	6.9596	\$630.40
D1	17-04-205-064-1007	6.7458	\$611.03
D2	17-04-205-064-1008	8.0713	\$731.10
E1	17-04-205-064-1009	5.8264	\$527.76
E2	17-04-205-064-1010	6.9596	\$630.40
F1	17-04-205-064-1011	6.1471	\$556.80
F2	17-04-205-064-1012	7.1733	\$649.76
G1	17-04-205-064-1013	6.3181	\$572.29
G2	17-04-205-064-1014	7.3443	\$665.25

### Parking Units

G1	17-04-205-064-1015	0.2566	\$23.24
G2	17-04-205-064-1016	0.2566	\$23.24
G3	17-04-205-064-1017	0.2566	\$23.24
G4	17-04-205-064-1018	0.2566	\$23.24
G5	17-04-205-064-1019	0.2566	\$23.24
G6	17-04-205-064-1020	0.2566	\$23.24
G7	17-04-205-064-1021	0.2566	\$23.24
G8	17-04-205-064-1022	0.2566	\$23.24
G9	17-04-205-064-1023	0.2566	\$23.24
G10	17-04-205-064-1024	0.2566	\$23.24
G11	17-04-205-064-1025	0.2566	\$23.24
G12	17-04-205-064-1026	0.2566	\$23.24
G13	17-04-205-064-1027	0.2566	\$23.24
G14	17-04-205-064-1028	0.2566	\$23.24
G15	17-04-205-064-1029	0.2566	\$23.24
G16	17-04-205-064-1030	0.2566	\$23.24
G17	17-04-205-064-1031	0.2566	\$23.24
G18	17-04-205-064-1032	0.2566	\$23.24
G19	17-04-205-064-1033	0.2566	\$23.24
G20	17-04-205-064-1034	0.2566	\$23.24
G21	17-04-205-064-1035	0.2566	\$23.24
G22	17-04-205-064-1036	0.2566	\$23.24

**TOTAL LIEN AMOUNT**

**\$9,058.00**

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## SERVICE LIST

The Terraces on LaSalle Condominium Association  
Attention: Kelly Mullaney, Board President  
1430 N. LaSalle St.  
Unit 1B  
Chicago, Illinois 60610  
CERTIFIED MAIL, RETURN RECEIPT  
7003 3110 0004 9001 9332

The Terraces on LaSalle Condominium Association  
C/o David Sugar  
401 N. Michigan Ave.  
Suite 1900  
Chicago, Illinois 60611  
CERTIFIED MAIL, RETURN RECEIPT  
7003 3110 0004 9001 9448

Mr. James Stoller  
The Building Group, Inc.  
1045 W. Lawrence Ave.  
Chicago, Illinois 60640  
CERTIFIED MAIL, RETURN RECEIPT  
7003 3110 0004 9001 9349