

UNOFFICIAL COPY

Subcontractor's Lien Claim



STATE OF ILLINOIS)
)
COUNTY OF COOK)

Doc#: 0518145112
Eugene "Gene" Moore Fee: \$18.50
Cook County Recorder of Deeds
Date: 08/30/2005 11:43 AM Pg: 1 of 1

SUBCONTRACTOR'S LIEN

Be advised that the Claimant, Shawn Marsh D/B/A Upright Enterprises, Inc., the undersigned, of Chicago, County of Cook, Illinois, hereby files notice and claim for lien against J & J Remodeling & Rehab Construction of Plumbing, H.V.A.C., Electrical, Tuckpointing, and Masonry Restoration, Inc. A/K/A J & J Remodeling & Rehab Construction, Inc., an Illinois Corporation, Contractor, with Lennie Jones its President and BRONZEVILLE PROPERTY INVESTMENTS, LLC, an Illinois Limited Liability Corporation (hereinafter referred to as "owner"), STANDARD BANK AND TRUST COMPANY, Trust # 18369, of Hickory Hills, Illinois (hereinafter referred to as "Trustee"), and any persons claiming to be interested in the real estate herein described and further states as follows:

1. That on September 13, 2004 the Trustee and Owner owned the following described real estate located in the County of Cook, State of Illinois, to-wit:
Lots 10 and 11 in Block 1 in Springer's Subdivision, being a Subdivision of part of the North ½ of the West ½ of the Northeast ¼ of the Northwest ¼ of Section 3, Township 38 North, Range 14 East of the 3rd P.M. in Cook County, Illinois.
With PIN 20-03-103-005-0000 & 20-03-103-006-0000
Commonly known as: 3917-71 South Indiana, Chicago, Illinois,
And that J & J Remodeling & Rehab Construction, Inc. was the owner's contractor for the improvement thereof.
2. That on September 13, 2004 said Contractor made a written subcontract with the claimant to provide all labor, material, and fixtures to complete plumbing systems as specified in approved drawings dated 9/2003 and subsequent revisions, and that on March 18, 2005 claimant completed all labor and furnished all materials required under the contract.
3. That after accounting for all credits due contractor on the account there is now due and owing to the claimant the some of Seventeen Thousand (\$17,000.) dollars, for which with interest, penalties and charges, the claimant claims a lien on said land and improvements and on the moneys or other consideration due or to become due from the owner and trustee under said contract to said contractor.
4. Be further advised that the "WAIVER OF LIEN TO DATE" executed by the claimant on March 19, 2005 is void and without effect, since the payment of \$17,000.00 noted in the waiver was paid out by check using an unfunded account and never received by the claimant.

Dated 29 day of June, 2005.

SIGNED [Signature]
Upright Enterprises, By Shawn Marsh, Owner

The affiant, Shawn Marsh, being first duly sworn, on oath, deposes and says that he is the owner of Upright Enterprises, the Claimant, that he has read the foregoing notice and claim for lien and knows the contents thereof. And that all the statements contained therein are true.

Subscribed and sworn to before me this 29th day of June, 2005

[Signature]
Notary Public
Peter F. Bender
Notary Public, State of Illinois
My Commission Exp. 06/19/2007

Prepared by The Law Offices of Ernesto D. Borges, Jr. P.C.
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