

# UNOFFICIAL COPY

**Original Subcontractor's  
Claim for Lien  
Pursuant to 770 ILCS 60/25**

STATE OF ILLINOIS        )  
                                  )        SS.  
COUNTY OF COOK        )



Doc#: 0520203011  
Eugene "Gene" Moore Fee: \$18.50  
Cook County Recorder of Deeds  
Date: 07/21/2005 10:00 AM Pg: 1 of 2

The lien claimant, Beery Heating and Cooling, Inc., an Illinois corporation ("Claimant") with an address at 114 D Kirkland Circle, Oswego, County of Kendall, State of Illinois, hereby files its Original Contractor's Claim for Mechanics Lien on the Real Estate (as hereinafter described) and against the interests of the following individuals and entities in the Real Estate (collectively referred to hereinafter as "Owners"):

ARIC/PRAIRIELAND III, LLC

MIDWEST DEVELOPMENT & CONSTRUCTION

ADVANCE AUTO SUMMIT

Claimant states as follows:

1. On or about November 18, 2004, and subsequently, Owners owned fee simple title to the Real Estate, including all land and improvements thereon (as described hereinafter), in Cook County, Illinois, commonly known as 5940-48 S. Harlem Avenue, Summit, Illinois, and legally described as follows:

PARCEL 1:

THE EAST 125.00 FEET OF LOT 22 (EXCEPT THE NORTH 83.00 FEET THEREOF AND EXCEPT THE EAST 17.00 FEET THEREOF) IN FREDERICK H. BARTLETT'S ARGO PARK SUBDIVISION OF THE EAST ½ OF THE SOUTHEAST ¼ (EXCEPT RAILROAD) OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE NORTH 83.00 FEET OF THE EAST 125.00 FEET OF LOT 22 (EXCEPT THE EAST 17.00 FEET THEREOF) IN FREDERICK H. BARTLETT'S ARGO PARK SUBDIVISION OF THE EAST ½ OF THE SOUTHEAST ¼ (EXCEPT RAILROAD) OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 18-13-408-004-0000  
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2. On or about November 18, 2004 through January 31, 2005, Claimant entered into contracts with Owners to furnish all necessary labor and materials for the installation of plumbing on the premises, improving the Real Estate thereby, for the agreed-upon total contract price of \$22,024.67.

3. The Contracts entered into with Midwest Development & Construction, were entered into with the consent and at the request of Owners, and the work was performed with the knowledge and consent of Owners. Alternatively, Owners authorized Midwest Development & Construction to enter into contracts for the improvement of the Real Estate. Alternatively, Owners knowingly permitted Midwest Development & Construction to enter into contracts for the improvement of the Real Estate.

4. Claimant completed the work under the contract on or about January 31, 2005.

5. Owner is entitled to credit on account thereof as follows, to wit: \$20,126.43, leaving due, unpaid and owing to the Claimant the principal sum of ONE THOUSAND EIGHT HUNDRED NINETY-EIGHT AND 24/HUNDRETHS DOLLARS (\$1,898.24), which principal amount bears interest from the date due and attorney's fees for collection thereon. Claimant claims a lien on the Real Estate (including all land and improvements thereon) in the amount of \$1,898.24 plus interest and attorney's fees.

Dated: July 7, 2005

The undersigned, being first duly sworn on oath, depose and state that I am the Secretary of Beery Heating & Cooling, Inc., an Illinois corporation, that I am authorized to execute this Original Contractor's Claim for Mechanics Lien on behalf of Claimant, that I have read the foregoing Original Contractor's Claim for Mechanics Lien and know the contents thereof, and that the statements contained therein are true.

**BEERY HEATING & COOLING, INC.**

By: *Antoinette M. Johnson*

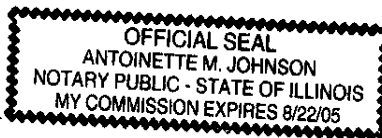
Its *Secretary*

SUBSCRIBED AND SWORN TO

Before me this 7<sup>th</sup>, day of

July, 2005.

*Antoinette M. Johnson*  
Notary Public



THIS INSTRUMENT HAS BEEN PREPARED BY AND  
AFTER RECORDING SHOULD BE RETURNED TO:

Kenneth S. McLaughlin, Jr.  
Meyer, Kreuzer, Esp & Cores  
290 S. County Farm Rd.  
Suite M  
Wheaton, Illinois 60187