STATE OF ILLINOIS

UNOFFICIAL

COUNTY OF COOK

ORIGINAL CONTRACTOR'S CLAIM FOR LIEN [PRIVATE CONSTRUCTION] Doc#: 0703750141 Fee: \$18.00 Eugene "Gene" Moore RHSP Fee: \$10.00 Cook County Recorder of Deeds Date: 02/06/2007 03:08 PM Pg: 1 of 4

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se Only

THE UNDERSIGNED LIEN CLAIMANT, L & V Ciudo Construction, of 4037 N. Pulaski Avenue, Chicago, illinois 60641 County of Cook, State of Illinois, hereby files a claim for Mechanics Lien pursuant to the Mechanics Lien Act of the State of Illinois against 917 E. 78TH AVENUE DEVELOPMENT, LLC of 22449 N. RIVERWOODS ROAD, LINCOLNSHIRE, ILLINOIS 60069 County of LAKE, State of Indiaois, (hereinafter referred to as "Owner") as follows:

1. On February 5, 2007, Owner owned the following described real estate in the County of Cook, State of Illinois, to wit:

LEGAL DESCRIPTION IN ATTACHED EXHIBIT "A"

Commonly known as <u>917 E. 78.h Street</u>, <u>Chicago</u>, <u>Illinois</u>, <u>60619</u> which real estate has the following permanent index number <u>20-26-319-022-0000</u>, and which is hereinafter together with all improvements referred to as the 'Premises."

- 2. On or about February 4, 2005, Lien Claimant made a contract with Owner or one, G&J Construction and Roofing, Inc., authorized or knowingly permitted by Owner to make such contract to L & V Ciudo Construction for the building being erected on said Premises for the sum of Three Hundred Eighty-Four Thousand Dollars (\$354,000.00).
- 3. On December 2, 2006, Lien Claimant substantially completed the rounder all work required to be done by said contract and extras, including the full and complete derivery of materials to the value of \$384,000, except from time to time thereafter, Lien Claimant has, at the request of Owner, returned to the Premises to perform certain completion work, the last occasion being on or about December 20, 2006.
- 4. Owner is entitled to credits on account thereof as follows, to wit, payments as follows: \$301,958.46; leaving due unpaid and owing to Lien Claimant, after allowing all credits, the balance of Eighty-Two Thousand Forty-One Dollars and 54/100 cents (\$82,041.54) for which, with interest, Lien Claimant claims a Mechanics Lien on said Premises.
- 5. Owner does not reside in said County.
- 6. On information and belief, the labor, materials, supplies, equipment, and services for said work and in the improvement of the aforementioned premises performed and supplied by Lien Claimant was done with the knowledge and consent of the Owner of the beneficial interest in the above named 917 E. 78TH AVENUE DEVELOPMENT, LLC, as record title-holding entity to the Premises.

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Pursuant to the facts and statements above herein stated, the Lien Claimant, L & V Ciudo Construction does hereby file a record of mechanics lien in the amount of \$82,041.54, with interest, as against 917 E. 78TH AVENUE DEVELOPMENT, LLC for the property commonly known as 917 E. 78th Street, Chicago, Illinois, 60619, with the permanent index number of 20-26-319-022-0000;

L & V Ciudo Construction

BY:

Ilie Tchoudin

Principal of L/& V Ciudo Construction

STATE OF ILLINOIS

COUNTY OF COOK

SS.

The Affiant, Ilie Tchoudin, being first duly sworn, on oath deposes and says that he is one of the principals of L & V Ciudo Construction (the "Lien Claimant"); that the Affiant has read the foregoing Claim for Lien and knows the contents thereo; and that statements therein contained are true to the best of Affiant's knowledge.

DV.

Lie Tchoudin

Subscribed and Sworn to before me

this day of

Notary Public:

My commission expires:

WY COMMISSION EXPIRES 08/18/2008

This document prepared by and mail to:
Rosenthal Law Group, LLC
3700 W. Devon Ave., Suite E
Lincolnwood, IL 60712
847-677-5100
Fax 847-982-9386

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Exhibit "A"

Legal description

of

917 E. 78th Street Chicago, Illinois, 60619 Permanent Index Number: of 20-26-319-022-0000

Or Or Or LOTS 1, 2 AND 3 IN BLOCK 89 IN CORNELL, SAID CORNELL, BEING A SUBDIVISION OF SECTION 26 AND SECTION 35, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK CCUNTY, ILLINOIS. Y, .
County Clert's Office

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PROOF OF MAILING

Harley B. Rosenthal, being first duly sworn, deposes and says that he delivered the within ORIGINAL CONTRACTOR'S CLAIM FOR LIEN upon the below-mentioned parties by placing copies of the same in an enveloped addressed to each party, CERTIFIED MAIL RETURN RECEIPT REQUESTED with prepaid postage, and depositing the same in the U.S. Mail at

Subscribed and sworn to before me this 67#day of

FERNARY , 20 0%.

. 20 *D7*

Notary Public

OFFICIAL SEAL KAREN MURAWSKI Notary Public - State of Illinois My Commission Expires Nov 03, 2010

917 E. 78TH AVENUE DEVELOPMENT LLC 22449 N. RIVERWOOODS RD LINCOLNSHIRE, IL 60069 [manager]

U.S. TAX EXPRESS, LTD C/O 917 E. 78TH AVENUE DEVELOPMENT, LLC 3707 W. MONTROSE AVE CHICAGO, IL 60618 [registered agent]

LATONYA R LEE 917 E. 78th ST. **UNIT 202E** CHICAGO, IL 60619 [unit owner]

DANIEL W. SHERROD 917 E. 78th ST. **UNIT 204E** CHICAGO, IL 60619 [unit owner]

SELENA A. GRAY 917 E. 78th ST. **UNIT G3E** CA'CAGO, IL 60619 [unicowner]

KUNLE ADENIJI 917 E. 78th ST **UNIT 303W** CHICAGO, IL 606 (9 [unit owner]

KIMBERLY L. LUCKET 917 E. 78th ST. **UNIT G1E** CHICAGO, IL 60619 [unit owner]

BETIEL BERHANE 917 E. 78th ST. **UNIT 203W** CHICAGO, IL 60619 [unit owner]