

# UNOFFICIAL COPY



## SUBCONTRACTOR'S NOTICE AND CLAIM FOR LIEN

Doc#: 0704457101 Fee: \$18.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 02/13/2007 10:11 AM Pg: 1 of 3

STATE OF ILLINOIS)  
) SS  
COUNTY OF COOK )

THE UNDERSIGNED LIEN CLAIMANT, **K& M Elevator Company** of 155 North Michigan Avenue, Chicago, Illinois 60601 hereby records a claim for mechanics lien against **Burling Builders, Inc.** of 2850 South Michigan Avenue, Chicago, Illinois 60616, County of Cook, (hereinafter referred to as "Contractor"); **Affordable/Lawless II, LLC** of 55 E. Monroe, Ste 4200, Chicago, Illinois 60603, County of Cook, (hereinafter referred to as "Owner"); **Capstone Realty Advisors LLC** of 36 East Seventh Ave., Ste 2400, Cincinnati, Ohio 45202 (herein referred to as "First Mortgage Lender"); **Illinois Finance Authority** of 180 North Stetson, Ste. 2255, Chicago, Illinois 60601 (herein referred to as "Second Mortgage Lender"); **Department of Housing and Urban Development** of 77 West Jackson Blvd, Chicago, Illinois 60604 (herein referred to as "First Mortgage Insurer") and all other persons or entities having or claiming an interest in the below described real-estate, and in support thereof states as follows:

1. On or about October 10, 2005, Owner owned the following described real estate in the County of Cook, State of Illinois, to wit:

### PARCEL 1:

LOTS 2 AND 3 IN THEODORE K. LAWLESS RESUBDIVISION OF PARTS OF LOTS 1 TO 20 INCLUSIVE, IN BLOCK 1 OF ELLIS' WEST ADDITION TO CHICAGO, BEING A SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NUMBER 20748902 AND FILED AS DOCUMENT NUMBER 2434361, IN COOK COUNTY, ILLINOIS

### PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY EASEMENT AGREEMENT DATED AUGUST 1, 1968 AND RECORDED DECEMBER 5, 1968 AS DOCUMENT NUMBER 20695038 AND FILED DECEMBER 5, 1968 AS DOCUMENT NUMBER 2425084 FOR INGRESS AND EGRESS (BOTH PEDESTRIAN AND VEHICULAR) OVER THE AREAS DESIGNATED "24-FOOT ROADWAY EASEMENT" ON LOT 1 IN THEODORE K. LAWLESS RESUBDIVISION, AS SHOWN ON

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THE PLAT OF SURVEY ATTACHED TO SAID AGREEMENT AND MARKED "EXHIBIT A" AND FOR INGRESS AND EGRESS (PEDESTRIAN ONLY) OVER THE AREAS DESIGNATED "8-FOOT PEDESTRIAN EASEMENT" ON SAID LOT 1 AS SHOWN ON THE SAID PLAT OF SURVEY AND AS FURTHER SHOWN BY THE PLAT OF THEODORE K. LAWLESS RESUBDIVISION RECORDED FEBRUARY 5, 1969 AS DOCUMENT NUMBER 20748902 AND FILED FEBRUARY 5, 1969 AS A DOCUMENT NUMBER 2434361, ALL IN COOK COUNTY, ILLINOIS.

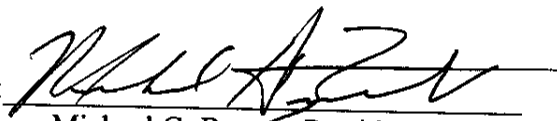
Commonly known as **3510 South Rhodes; 430-438 East 37th Street; 3512-3538 South Rhodes; 3604-3618 South Rhodes; 3552-3566 South Rhodes; and 3622-3648 South Rhodes, all in Chicago, Illinois 60653**, which real estate has the following PINs: 17-34-400-089-0000 and 17-34-400-090-0000, and which is hereinafter together with all improvements referred to as the "Premises".

2. On a date unknown to Lien Claimant, Owner, or one knowingly permitted by the Owner to do so, entered into a contract with Contractor wherein Contractor was to provide labor, materials and equipment for the construction of alterations and improvements to and for the benefit of the Premises.
3. On October 10, 2005, Contractor made a subcontract with Subcontractor to furnish and supply materials, fixtures, equipment and labor in connection with the refurbishment, upgrade and repair of the elevators at the Premises in the amount of one million five hundred ten thousand and 00/100 Dollars (\$1,510,000.00) for said improvement.
4. On October 13, 2006, Lien Claimant substantially completed labor, materials and work to the value of \$1,510,000.00.
5. That after allowing all credits, the sum of fifty thousand, six hundred forty eight and 75/100 Dollars (\$50,648.75) is due, unpaid and owing to Lien Claimant, and for which, with interest, the Lien Claimant claims a lien on said land and improvements and on the moneys or other considerations due or to become due from the Owner, under said contract between Contractor and Owner.
6. Notice has been duly given to Owner, the First Mortgage Lender, the Second Mortgage Lender, the First Mortgage Insurer and the Contractor as required by the Illinois Mechanics Lien Act, 770 ILCS 60/24.

**[THIS SPACE INTENTIONALLY LEFT BLANK; SIGNATURE FOLLOWS]**

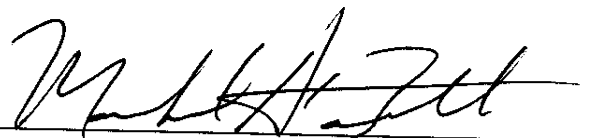
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**K&M ELEVATOR COMPANY**

By:   
Michael G. Barrett, President

State of Illinois)  
  ) SS  
County of Cook)

The affiant, Michael G Barrett, being first duly sworn, on oath deposes and states that he is president of K&M Elevator Company, the Lien Claimant; that he has read the foregoing Notice and Claim for Lien and knows the contents thereof; and that all the statements therein contained are true.

  
Michael G. Barrett

Subscribed and sworn to before me this 10<sup>TH</sup> day of FEBRUARY, 20 07



  
Notary Public

**This document prepared by and after recording mail to:**

Mark E. Krason, Esq.  
2442 184<sup>th</sup> Street  
Lansing, Illinois 60438  
708-895-6861 (p)  
708-585-0900 (f)