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After Recording Return To:

J.R. Kent Construction Co.
1710 W. 79th Street
Chicago, IL 60620

Doc#: 0707239131 Fee: \$26.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/13/2007 02:06 PM Pg: 1 of 12

L]

Above Space Reserved for Recording

[If required by your jurisdiction, list above the name & address of: 1) where to return this form; 2) preparer; 3) party requesting recording.]

Claim of Lien

Date of this Document: _____

Reference Number of Any Related Documents: Construction/Repair Contract-Exhibit "B"
Acceptance of Proposal - Exhibit "C"

Lienholder:

Name J.R. KENT CONSTRUCTION COMPANY
Street Address ! 1710 W. 79th STREET
City/State/Zip CHICAGO, ILLINOIS 60620

Property Owner:

Name TERRY COLEMAN
Street Address 2685 STEWART KAPLAN
City/State/Zip AURORA, ILLINOIS 60503

Abbreviated Legal Description (i.e., lot, block, plat, or section, township, range, quarter/quarter or unit, building and condo name): SEE ATTACHED EXHIBIT "A"

247 153rd PLACE, CALUMET CITY, ILLINOIS 60409
PIN # 30-08-330-001-0000

Assessor's Property Tax Parcel/Account Number(s): 30-08-330-001-0000

State of: ILLINOIS)
County of: COOK)

Before me, the undersigned Notary Public, personally appeared John R. Kent, Pres. of J.R. Kent
(Lienor) who duly sworn says that he/she is (the Lienor herein) (the agent of the Lienor herein) whose address is Construction
1710 W. 79th STREET, CHICAGO, ILLINOIS 60620 and that in Company
accordance with a contract with _____ (Debtor) lienor
furnished labor, services or materials consisting of (describe specially fabricated materials separately): _____

SEE CONTRACTS ATTACHED HERETO AS EXHIBIT "B" AND EXHIBIT "C"

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on the following described real property in _____ County, State of _____
(Describe real property sufficiently for identification, including street and number): SEE ATTACHED EXHIBIT "A"

_____ owned by TERRY COLEMAN of a total value of Seventeen Thou two Hun Dollars (\$ 17,209.39) of which there remains unpaid Seventeen Thou Two Hun. Dollars (\$ 17, 209.39), and furnished the first of the items on _____, 20____, and the last of the items on _____, 20____, and (if the lien is claimed by one not in privity with the Owner) that the lienor served his or her notice to Owner on _____ N/A, 20____, by N/A (method of service).

And, (if required) that the lienor served copies of the notice on the contract on _____ N/A, 20____, by _____ N/A (method of service), and on the subcontractor on _____ N/A, 20____, by _____ (method of service) and (if known) on the lender, on _____, 20____, by _____ (method of service).

Signed this _____ day of _____, 20____.

Lienor: J.R. Kent Construction Company

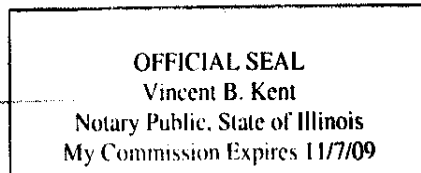
By (officer or Agent) John R. Kent
John R. Kent, President

State of: ILLINOIS

County of: COOK

On 3/8/07, before me, Vincent B. Kent appeared _____, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.
[Signature]
Signature of Notary



Affiant _____ Known Produced ID _____
Type of ID _____
(Seal).

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EXHIBIT "A"

LOT 18 IN BLOCK 11 IN BURNHAM'S WES HAMMOND SUBDIVISION OF THE SOUTHWEST $\frac{1}{4}$ OF THE SOUTHWEST $\frac{1}{4}$ AND THE SOUTH $\frac{1}{2}$ OF THE SOUTHEAST $\frac{1}{4}$ OF THE SOUTHWEST $\frac{1}{4}$ OF FRACTIONAL SECTION 8. TOWNSHIP 36 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 247 153rd Place
Calumet City, Illinois 60409

Permanent Index No: 30-08-330-001-000

Property of Cook County Clerk's Office

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EXHIBIT "B"

J.R. KENT CONSTRUCTION CO.
400 W. 76th ST., CHICAGO, IL 60620
TEL: (773) 994-0594 FAX: (773) 994-0595

CONTRACTORS
SPECIALIZING IN FIRE LOSS REPAIR

REPAIR/ADJUSTMENT AGREEMENT

I, TERRY COLEMAN
hereby authorize **J.R. KENT CONSTRUCTION CO.** to repair and replace the fire damage
to my building at 60409 247 153rd Calumet City IL

after my approval of the repair plans and specifications. It is understood when these repairs are completed the building is to be in as good condition as before the fire. There is to be no charge whatsoever for adjusting the building portion of the claim, and the repairs are to be made for an amount equal to the whole loss and damage agreed upon by the Insurance Companies. In the event that **J.R. KENT CONSTRUCTION CO.** does not repair the building, I hereby assign and set over unto **J.R. KENT CONSTRUCTION CO.** ten per cent of the amount of the adjusted claim, plus any emergency work orders.

I further authorize **J.R. KENT CONSTRUCTION CO.** to assist in the preparation and negotiation of my CONTENT'S LOSS & REPAIRS claim, and agree to pay, and do hereby assign them for their services ten per cent of the amount of the adjusted claim plus any emergency services ordered.

A copy of "AN ACT" relating to certain agreements in connection with fire insurance claims (IL. Rev. Stat. 1989, ch. 73, par. 1065.59-58 et seq.) has been provided at the bottom of this page and hereby understood.

Date: 10/2/2005 Accepted by: [Signature]
9/23 2006 J.R. Kent Construction Co.
Date of Loss
2:00 AM/PM
Time of Loss
[Signature]
Accepted by Insured

"Pursuant to the Public Adjuster Regulatory Act, Section 512.51 et seq. of the IL. Insurance Code, (IL. Rev. Stat. 1989, ch. 73, par. 1065, 59-58 et seq.) a contract which is executed within 5 days after the conclusion of the loss-producing occurrence shall be voidable at the option of the insured for 10 days after the execution of the contract. The written contract shall constitute the entire agreement between the public adjuster and the insured.

UNOFFICIAL COPY**J. R. KENT CONSTRUCTION CO.**1710 W. 79TH STREET, CHICAGO, IL 60620

TEL: (773) 994-0594 FAX: (773) 994-0595

SPECIALIZING IN FIRE LOSS REPAIRS

"When we're through, it's better than NEW!!!"

ACCEPTANCE OF PROPOSAL

I, Terry Coleman, understand that **J. R. KENT CONSTRUCTION CO.** is not responsible for **up-dating any existing Building Code Violations on said property.** Additional repairs or modification costs will be the sole responsibility of the building owner. I understand that the Village of Calumet City Building Department has required that an Annunciator Panel, smoke detectors and carbon monoxide detectors [\$5,870.00], run conduit for smoke detectors and carbon monoxide detectors [\$1,450.25], plumbing work (material & labor) [\$1,099.23], and additional Electrical Code Up-grade repairs [\$7,485.00] be made to my property located at 247 153rd Place, Calumet City, Illinois 60409, which was not covered by USAA Insurance Claim. On February 15, 2007, J.R. KENT CONSTRUCTION COMPANY paid the amount of \$1,304.91 on my behalf for a delinquent water bill for the property located at 247 153rd Place, Calumet City, Illinois 60409.


I agree to allow **J.R. KENT CONSTRUCTION COMPANY** to place a **Contractor's Lien** on my property located at **247 153rd Place, Calumet City, IL** for the amount of the Annunciator Panel, Smoke Detectors and Carbon Monoxide Detectors and conduit, Plumbing work, Electrical Code Up-grades repairs and outstanding water bill paid on my behalf by J.R. KENT CONSTRUCTION COMPANY. **The total amount of the Contractor's Lien is \$17,209.39 and will be paid once the above mentioned property has been sold.**

I agree that once I have sold my building and paid the entire amount of \$17,209.39, **J.R. KENT CONSTRUCTION COMPANY** will file a **Release of Lien** on the above mentioned property.

The above specifications and conditions are satisfactory and are hereby accepted.

Date 3/4/07

Accepted By: 
J. R. KENT CONSTRUCTION CO.

Accepted By: 
TERRY COLEMAN

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2790 Pinnacle Drive • Elgin IL 60124 • 847-695-5990 FAX 847-695-3699 • www.foxvalleyfire.com

February 22, 2007

John Kent
JR Kent Construction
1710 W. 79th Street
Chicago, IL 60620
Ph: 773-994-0594
Fax: 773-994-0595

Re: Fire Alarm-Revised 247 153rd Place
Calumet City

Dear John:

Fox Valley Fire & Safety is pleased to submit our proposal on the fire alarm system at the above referenced location. This quote is based on plans and specs utilizing Notifier Equipment.

- 1 - 4 Zone Fire Alarm Control Panel Complete with Battery Back Up
- 14 - Smoke Detectors with Sounder Bases
- 1 - Lot of Miscellaneous Cable and Fittings
- 1 - Engineered Drawings for Fire Prevention Approval
- 1 - Lot Labor to Pull and Trim through Raceway System Provided and Installed by Others
- 1 - Lot of Panel Programming
- 1 - Final Checkout and Certification

Your cost for the above scope of work.....\$ 5,870.00

Per my conversation with Mark Aiman with Calumet City, the fire alarm would not need to be monitored off site.

Exclusions to the above proposal would be as follows:

- 1. Permit or Review Fees
- 2. Monitoring Charges or Connections
- 3. Conduit
- 4. Products or Services not Listed Above
- 5. Premium Time Labor
- 6. Freight

If you have any questions or require any additional information, please contact me at 847-695-5990

Respectfully,

Scott McMillan
Fire Protection Specialist

DIVISIONS

Extinguishers/Kitchen Systems • Fire Suppression • Fire Sprinkler • Security • Fire Alarm • Emergency Lights

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DATE: 1/26/2007

J.R. KENT CONSTRUCTION CO.

1710 WEST 79TH STREET

CHICAGO, IL 60620

TEL: (773) 994-0594 FAX: (773) 994-0595

INVOICE

TO:
TERRY COLEMAN
 247 153RD PLACE
 CALUMET CITY, IL

JOB SITE ADDRESS:

247 153RD PLACE
 CALUMET CITY, IL

| Description of Services Rendered | DATE | Amount |
|---|------|--------------------|
| CONDUIT FOR FIRE DETECTORS 1. New conduit for smoke detector/ X 19 and carbon monoxide detectors/ X 19/ don't include wires. For all apartments and public area to annunciator panel. | | \$ 1,450.25 |
| TOTAL AMOUNT LABOR ONLY ONE THOUSAND SIX HUNDRED SIXTY DOLLARS & NO CENTS | | <u>\$ 1,450.25</u> |

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DATE: 2/15/2007

J.R. KENT CONSTRUCTION CO.

1710 WEST 79TH STREET

CHICAGO, IL 60620

TEL: (773) 994-0594 FAX: (773) 994-0595

INVOICE

TO:

TERRY COLEMAN
2685 STUART KAPLAN DR
AURORA, IL 60503

JOB SITE ADDRESS:

247 153RD PLACE
CALUMET CITY, IL 60409

| Description of Services Rendered | DATE | | Amount Paid |
|---|-----------|--------------------|--------------------|
| CITY OF CALUMET CITY WATER DEPARTMENT [J.R. KENT CONSTRUCTION PAID DELIQUENT WATER BILL ON MY BEHALF, IN ORDER TO PREVENT DELAY OF REPAIRS.] | 2/15/2007 | Water Bill(s) | \$ 1,279.91 |
| | | Turn On Fee | \$ 25.00 |
| TOTAL | | | \$ 1,304.91 |
| AMOUNT DUE | | \$ 1,304.91 | |

 TERRY COLEMAN

 J.R. KENT CONSTRUCTION COMPANY

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CITY OF CALUMET CITY
204 PULASKI ROAD P.O. BOX 1519
CALUMET CITY, IL 60409
WATER AND REFUSE BILL

0105013500-03

247-153RD PL.

TURN ON FEE
25.00

02/15/07 \$1,304.91 21

CITY OF CALUMET CITY
204 PULASKI ROAD P.O. BOX 1519
CALUMET CITY, IL 60409
WATER AND REFUSE BILL

CITY OF CALUMET CITY
*** CUSTOMER RECEIPT ***
DATE: 02/15/07 TIME: 13:24:33 ADD

CUST NAME: TERRY COLEMAN

| DESCRIPTION | PAY CD | AMOUNT |
|------------------|--------|----------|
| TURN ON FEES | 4 | 25.00 |
| 247-153RD PL | | |
| UTILITY BILLING | 4 | 1,279.91 |
| 0105013500-03 | | |
| TOTAL AMOUNT DUE | | 1,304.91 |
| AMOUNT TENDERED | | 1,304.91 |
| CHANGE DUE | | .00 |

TRANS #: 21 CASHIER CODE: EE
BATCH #: C070215 REGISTER ID: 001

CITY OF CALUMET CITY
204 PULASKI ROAD
CALUMET CITY, IL 60409
(708) 891-8116

FEB 15, 2007 02:33PM

MERCH ID: 087051324

REF #: 008

ACT #: *****3717

EXP : 02/09

CARD : VISA

\$ 1304.91

APPROVAL CODE: 052914

TRAN ID: 087046701750252

I AGREE TO PAY THE
ABOVE AMOUNT PER THE
CARD ISSUER AGREEMENT

\$ 1279.91

X-----
SIGNATURE

KENT/JOHN R

THANK YOU
HAVE A NICE DAY!

CUSTOMER COPY

UNOFFICIAL COPY

DATE: 1/26/2007

J.R. KENT CONSTRUCTION CO.

1710 WEST 79TH STREET

CHICAGO, IL 60620

TEL: (773) 994-0594 FAX: (773) 994-0595

INVOICE

TO:

TERRY COLEMAN
2685 STUART KAPLAN DR
AURORA, IL 60503

JOB SITE ADDRESS:

247 153RD PLACE
CALUMET CITY, IL

| Description of Services Rendered | DATE | Amount |
|--|------|--------------------|
| SERVICE 400 AMP 1. Disconnect and Remove existing service Remove existing electrical panels 60 AMP X 5, Existing conduit and wires from electrical panels to electrical meter 400 AMP. Disconnect and Remove existing ground conduit and wires. Disconnect and Remove existing Homeruns- conduit and wires from electrical panel to apartments 2. New 5 electrical panel 100 AMP 120/240 \ single phase Location: 1st floor-laundry/ 4 apartment plus public New 1 1/4 EMT conduit from electrical panel to meters outside/new wires #3 AWG New ground inside/ 1 EMT conduit to main cold water pipe from main disconnect switch 400 AMP outside, # 1/0 wire New ground outside/ 3/4 groundrad/ 1" rigid conduit/ # 1/0 wire connect to main disconnect switch 400 AMP Disconnect and exchange existing 60 AMP main breaker/ electric meter - outside/ for 100 AMP new main breakers Connect existing Homeruns/ conduit from each apartment to new electrical panels 100 AMP Replace existing wires from each apartment [if necessary] to new electrical panel. Test and labor electrical panel for each apartment 3. Existing electrical meters and disconnect 400 AMP | | \$ 7,485.00 |
| TOTAL AMOUNT INCLUDE MATERIAL & LABOR SEVENTY THOUSAND FOUR HUNDRED EIGHTY-FIVE | | <u>\$ 7,485.00</u> |

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DATE: 2/24/2007

J.R. KENT CONSTRUCTION CO.

1710 WEST 79TH STREET

CHICAGO, IL 60620

TEL: (773) 994-0594 FAX: (773) 994-0595

INVOICE

TO:

TERRY COLEMAN
247 153RD PLACE
CALUMET CITY, IL

JOB SITE ADDRESS:

247 153RD PLACE
CALUMET CITY, IL

| Description of Services Rendered | DATE | Amount |
|---|------|--------------------|
| PLUMBING | | \$ 800.00 |
| Removed old sewer lines | | |
| Cleaned out (2) catch basins | | |
| Installed new sump pumps (2) | | |
| Installed new sewer lines | | |
| MATERIALS COST [MENARDS] | | \$299.23 |
| TOTAL AMOUNT INCLUDE LABOR AND MATERIALS ONE THOUSAND NINETY NINE AND TWENTY-THREE | | <u>\$ 1,099.23</u> |

FROM

UNOFFICIAL COPY**STORE USE COPY - PICKING TICKET**

Store# 3120 DOLT 02/27/07
 14975 LINCOLN AVENUE
 DOLTON, IL 60419
 Ph#(708) 868-0127
 FAX: (708) 868-0213
 Sold By: obie
 Purchase Date: 02/24/07

GUEST NAME - ADDRESS - PHONE

JR KENT CONSTRUCTION
 247 153 rd
 calumet city, IL 60617
 Ph#(773) 617-3112

DOLT 73167
NOT A GATE PASS

PAGE 1 OF 1

| QTY SOLD | DESCRIPTION | SKU NUMBER | UNIT PRICE | EXTENDED PRICE | QTY PICKED-UP | QTY NOT PICKED-UP |
|-------------|---|---------------|------------------------|-------------------|------------------|----------------------|
| 1 | EACH 1/2" FASTSET BACK CLIP BG3D3300WHT | 211-7852 | 9.49 | 9.49 | 1 | 0 |
| 1 | EACH 12" SUPPORT BRACE 3D3500WHT | 211-7865 | 28.99 | 28.99 | 1 | 0 |
| 8 | EACH 2" PVC COUPLING C4801 | 689-2018 | 0.44 | 3.52 | 8 | 0 |
| 2 | EACH 2 X 1-1/2 PVC COUPLING C4801 | 689-2047 | 0.98 | 1.96 | 2 | 0 |
| 2 | EACH 1-1/2 PVC FMLE TRAP ADPT #4801-7 | 689-2157 | 0.99 | 1.98 | 2 | 0 |
| 4 | EACH 1-1/2" 45DEG PVC ELBOW C4806 | 689-2322 | 0.67 | 2.68 | 4 | 0 |
| 12 | EACH 2" 45DEG PVC ELBOW C4806 | 689-2335 | 0.87 | 10.44 | 12 | 0 |
| 4 | EACH 1-1/2" 90DEG PVC LG SWEEP#4807-LT | 689-2513 | 1.99 | 7.96 | 4 | 0 |
| 4 | EACH 2" PVC TEE C4811 | 689-2759 | 1.44 | 5.76 | 4 | 0 |
| 1 | EACH 1-1/2" X 5' PVC PIPE ASTM D1785/2665 | 689-8546 | 3.49 | 3.49 | 1 | 0 |
| 2 | EACH 1/3 HP PED PUMP CAST BASE#FPPSS3000 | 691-3405 | 89.99 | 179.98 | 2 | 0 |
| 10 | BAG 4PK ADJ. PIPE HANGERS 55004 1/4 TO 3" | 693-4056 | 1.89 | 18.90 | 10 | 0 |
| | | | Total w/ tax: \$299.23 | | | |

THIS IS NOT A RECEIPT**NOT A GATE PASS**