



Doc#: 0711649015 Fee: \$18.50
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 04/26/2007 11:42 AM Pg: 1 of 4

ASC Insulation & Fireproofing, Inc.
c/o: Lourdes Castro, Treasurer/Registered Agent
607 Church Road
Elgin, IL 60123
(847) 695-6570, x12

FOR RECORDER'S USE ONLY

SUBCONTRACTOR'S NOTICE AND CLAIM FOR MECHANIC'S LIEN

To:

VIA CERTIFIED MAIL R/R

The Pickus Companies & Equipment Co., Inc.
c/o Jeffry J Pickus, Registered Agent
3330 Skokie Hwy, Suite 300
Highland Park, IL 60035

VIA CERTIFIED MAIL R/R

Jackson-Sangamon, LLC
c/o David H. Addis, Registered Agent
100 W. Monroe Street, Suite 1500
Chicago, IL 60603

VIA CERTIFIED MAIL R/R

Pickus Companies DBD
c/o Joel Pickus, Registered Agent
3330 Skokie Valley Road, Suite 300
Highland Park, IL 60035

VIA CERTIFIED MAIL R/R

Construction Realty Design, LTD
c/o Joel Pickus, Registered Agent
3330 Skokie Valley Road, Suite 300
Highland Park, IL 60035

VIA CERTIFIED MAIL R/R

The PrivateBank and Trust Company
c/o John Presberg
70 West Madison, Suite 200
Chicago, IL 60602

VIA CERTIFIED MAIL R/R

Jackson-Sangamon, LLC
c/o Jeffry J. Pickus, Manager
3330 Skokie Highway, Suite 300
Highland Park, IL 60045

VIA CERTIFIED MAIL R/R

Zen Condominium Association
c/o David S. Dordek
8424 Skokie Blvd, Suite 200
Skokie, IL 60077

VIA CERTIFIED MAIL R/R

Oculus Development, Inc.
c/o David S. Dordek, Registered Agent
8424 Skokie Blvd, Suite 200
Skokie, IL 60077

THE CLAIMANT, **ASC Insulation, Fireproofing & Supplies**, a subcontractor, claims a lien against the real estate, more fully described below, and against the interest of the following entities in the real estate: **Jackson-Sangamon, LLC.**, owner, **The PrivateBank and Trust Company**, Mortgagee, **Pickus Construction & Equipment, Inc.**, General Contractor, **Oculus Development, Inc.**, Developer, **Zen Condominium Association**, interested party, **The Pickus Companies**, interest party and any other person claiming an interest in the real estate, more fully described below, stating as follows:

1. At all times relevant hereto and continuing to the present, **Owner** owned the following described land in the County of Cook, State of Illinois, to wit"

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PARCEL: Lots 9, 10 and 11 in the South Half of the Lot 12 in Block 13 in Duncan's Addition to Chicago in Section 17, Township 39 North, Range 14, East of the Third Principal Meridian in Cook County, Illinois

P.I.N: 17-17-220-004, 17-17-220-005, 17-17-220-006 and 17-17-220-007:

The Real Property or its address is commonly known as 225 South Sangamon, Chicago, IL 60607. A/K/A: 918 W. Jackson Blvd (northeast corner of Jackson Blvd. and Sangamon Street, Chicago, IL 60607 (herein after referred as premises)

2. On information and belief, said Owner contracted with **Pickus Construction & Equipment Co., Inc**, for certain improvements to said premises.
3. Subsequent thereto, **Pickus Construction & Equipment Co., Inc.** entered into a subcontract with Claimant to furnish and install spray-on Fireproofing.
4. The Claimant completed its work under its subcontract on February 23, 2007, which entailed the furnish of said materials and labor.
5. There is due, unpaid and owing to the Claimant, after allowing all credits, the principal sum of **Twenty Two Thousand One Hundred Ninety Three Dollars and 00/100 (\$22,193.00)**. Claimant claims a lien on the real estate and against the interest of the Owner, and other parties named above, in the real estate (including all land and improvements thereon) and on the monies or other consideration due or to become due from the Owner under said contract against said contractor, apportioned as follows:

225 S. Sangamon Street: \$22,193.00

6. Without acknowledging that this statutory provision applies in this situation, Section 1692g(a) of the Fair Debt Collection Practices Act require that the following information be given to you:
 - a. The amount of the debt: \$22,193.00, apportioned as follows:

225 S. Sangamon Street: \$22,193.00
 - b. The name of the creditor to whom the debt is owed: ASC Insulation, Fireproofing & Supplies, Inc.
 - c. Unless you, within thirty (30) days after receipt of this notice, dispute the validity of the debt, or any portion thereof, the debt will be assumed to be valid.
 - d. If you notify my office in writing within that thirty (30) day period that the debt, or any portion thereof, is disputed, my office will obtain verification of the debt or

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VERIFICATION

The undersigned, Sergio Castro, being first duly sworn, on oath deposes and states that he is an authorized representative of ASC Insulation, Fireproofing & Supplies, Inc. that he has read the above and foregoing subcontractor's notice and claim for mechanics lien and that to the best of his knowledge and belief the statement therein are true and correct.

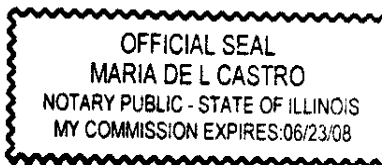
Sergio Castro
Sergio Castro, President

SUBSCRIBED AND SWORN to

Before me this 26th day

Of April, 2007

Maria de L Castro
Notary Public



My commission expires: 06-23-08

Office of Cook County Clerk's Office