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SUBCONTRACTOR'S NOTICE AND CLAIM FOR LIEN

Doc#: 0730518011 Fee: \$19.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 11/01/2007 10:24 AM Pg: 1 of 5

STATE OF ILLINOIS)
COUNTY OF COOK)

The Claimant, NORTHFIELD BLOCK COMPANY, of Mundelein, County of Lake and State of Illinois, hereby files a Notice and Claim for Lien against ARDENT CONSTRUCTION GROUP, LTD., General Contractor, of Chicago, County of Cook, State of Illinois, SM MASONRY RESTORATION, INC, an Illinois corporation presently not in good standing, Contractor, of Oak Lawn, County of Cook, State of Illinois, SLAWOMIR SZPAK, individually as Owner of SM MASONRY RESTORATION, an Illinois corporation not in good standing, of Oak Lawn, County of Cook, State of Illinois, 4110-18 CALIFORNIA, LLC an Illinois limited liability company, former Owner, of Chicago, County of Cook, State of Illinois, and METROPOLITAN CAPITAL BANK, Mortgage Holder, of Chicago, County of Cook, State of Illinois, LINCOLN PARK SAVINGS BANK, Mortgage Holder, of Chicago, County of Cook, State of Illinois, STEVEN J. COGLIANESE and KATHLEEN A. PRICE, his wife, current Owners of Unit 2, Parking Space No. P-3 and 40% of ownership in the common elements, of Chicago, County of Cook, State of Illinois, CAPITAL FUNDING MORTGAGE COMPANY, L.L.C., an Illinois limited liability company, Mortgage Holder of Unit 2, of Chicago, County of Cook, State of Illinois, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC, as Nominee for Capital Funding Mortgage Company, L.L.C., of Vienna, County of Fairfax, State of Virginia JENNIFER B. REINERS, current Owner of Unit 1, Parking Space No, P-1 and P-2 and 60% of ownership in the common elements, of Chicago, County of Cook, State of Illinois, HSBC MORTGAGE CORPORATION (USA), a Delaware Corporation, Mortgage Holder of Unit 1, of Depew, County of Erie, State of New York, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC, as Nominee for HSBC Mortgage Corporation, of Vienna, County of Fairfax, State of Virginia, and 4110 N. CALIFORNIA CONDOMINIUMS f/k/a 4110-18 NORTH CALIFORNIA CONDOMINIUMS, Condominium Association, of Chicago, County of Cook, State of Illinois and Unknown Owners and states:

That on or before November 22, 2006, the former Owner, 4110-18 CALIFORNIA, LLC an Illinois limited liability company, owned the following described land in the County of Cook, State of Illinois, to wit:

PARCEL 1: UNIT 4110-1 AND 4110-2 TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTERESTS IN THE COMMON ELEMENTS IN 4110 N. CALIFORNIA CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0719717019, AS AMENDED FROM TIME TO TIME, IN THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE P-1, P-2 AND P-3, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

THIS INSTRUMENT WAS PREPARED BY:
LOFTUS & LOFTUS, LTD.
646 Busse Highway
Park Ridge, IL 60068
(847) 318-8800
Atty. No. 12494

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P.I.N. #: 13-13-323-035-0000; 13-13-323-036-0000 and 13-13-323-037-000

a/k/a: 4110-4118 N. California Avenue, Chicago, Illinois; (hereinafter referred to as "the premises")

The current Owners, JENNIFER B. REINERS, current Owner of Unit 1, and STEVEN J. COGLIANESE and KATHLEEN A. PRICE, his wife, current Owners of Unit 2, now own the premises.

That on information and belief, on or before November 22, 2006, the former Owner, 4110-18 CALIFORNIA, LLC, an Illinois limited liability company, entered into a contract with ARDENT CONSTRUCTION GROUP, LTD., General Contractor for new construction upon the Premises.

That on information and belief, on or before November 22, 2006, ARDEN CONSTRUCTION GROUP, LTD., General Contractor, entered into a contract with SM MASONRY RESTORATION, INC., Mason Contractor for masonry construction upon the Premises.

That on or about November 22, 2006, SM MASONRY RESTORATION, INC. made a subcontract with NORTHFIELD BLOCK COMPANY to furnish masonry block upon the Premises, and on July 30, 2007, Claimant completed all required by the contract.

That upon completion of said contract, SM MASONRY RESTORATION, INC. became indebted to the Claimant for the contract amount of \$18,670.37 plus extras in the amount of \$0.00 for a total contract price of \$18,670.37.

That SM MASONRY RESTORATION, INC. is entitled to credits on account thereof as follows, to wit: \$12,181.23. Leaving due unpaid and owing to the Claimant, after completion of the contract, after allowing all credits, the balance of SIX THOUSAND FOUR HUNDRED EIGHTY NINE DOLLARS AND 14/100THS (\$6,489.14) for which, with interest, the Claimant claims a lien on said Premises and improvements and on the monies or other considerations due or to become due from the Owner under said contract against SM MASONRY RESTORATION, INC.

The total balance of \$6,489.14 is applied to the common areas, as the work and materials were used for the exterior walls, which under claimant's understanding of the declarations, constitute common areas. This total balance is apportioned to each unit owner's percentage of ownership in the common elements, according to Exhibit C to the Declaration of Condominium Ownership. Thus, the total balance of \$6,489.14 is apportioned to each unit owner as follows:

Unit	% ownership in common elements	unit apportionment
4110-1	60%	\$3893.48
4110-2	40%	\$2595.66

NORTHFIELD BLOCK COMPANY

BY: *Chella M. J. [Signature]*
One of Its Attorneys

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STATE OF ILLINOIS)
COUNTY OF LAKE)

The Affiant, **Michael E. Chiappetta**, being first duly sworn on oath, deposes and states that he is the **CFO** for Northfield Block, that he has read the foregoing claim for lien (4110 N. California, Chicago) and knows that the contents thereof; and that all statements therein contained are true.



Michael E. Chiappetta, President

SUBSCRIBED AND SWORN TO
BEFORE ME THIS 26th day
of October, 2007



NOTARY PUBLIC



Property of Cook County Clerk's Office

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SERVICE LIST

Ardent Construction Group, Ltd.
Attn: Paul G. Stevens, Registered Agent
4907 N. Talman
Chicago, IL 60625

SM Masonry Restoration, Inc.
Attn: Joseph Wrobel, Registered Agent
6332 S. Archer Ave.
Chicago, IL 60638

Slawomir Szpak
6630 W. 95th St.
Oak Lawn, IL 60453

4110-18 California LLC
Attn: Paul Stevens, Registered Agent
4907 N. Talman
Chicago, IL 60625

Metropolitan Capital Bank
Attn: Matt Hankins or any agent
9 East Ontario
Chicago, IL 60611

Lincoln Park Savings Bank
Attn: Mortgage Dept.
1946 West Irving Park Road
Chicago, IL 60613-2408

Steven J. Coglianese
4110 N. California, Unit 2
Chicago, IL 60625

Kathleen A. Price
4110 N. California, Unit 2
Chicago, IL 60625

Capital Funding Mortgage Company, L.L.C.
Attn: Hal J. Wood, Registered Agent
180 N. LaSalle St., Suite 3700
Chicago, IL 60601

Jennifer B. Reiners
4110 N. California, Unit 1
Chicago, IL 60625

HSBC Mortgage Corporation (USA)
Attn: CT Corporation Systems
208 S. LaSalle St., Suite 814
Chicago, IL 60604

Mortgage Electronic Registration Systems, Inc.
Attn: CT Corporation System, Registered Agent
208 S. LaSalle St., Suite 814
Chicago, IL 60604

4110 N. California Condominiums f/k/a
4110-18 North California Condominiums
Attn: any agent
4110 N. California
Chicago, IL 60625

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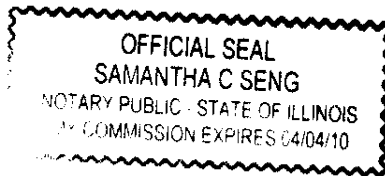
PROOF OF SERVICE BY CERTIFIED MAIL, RESTRICTED DELIVERY

Under penalties as provided by law pursuant to Section 1-109 of the Code of Civil Procedure, I swear under oath and under penalties of perjury that I mailed this notice of claim to each person listed on this service list, via certified mail, restricted delivery, return receipt requested, on 10/26/07, 2007.

Allen M. Rojas

SUBSCRIBED AND SWORN TO
BEFORE ME THIS 26th DAY
OF October, 2007.

Michele E. Pone
NOTARY PUBLIC



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Park Ridge, IL 60068
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Office of Cook County Clerk's Office