

# UNOFFICIAL COPY



Doc#: 0730650069 Fee: \$19.50  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/02/2007 01:35 PM Pg: 1 of 5

## NOTICE & CLAIM FOR MECHANICS' LIEN

STATE OF ILLINOIS )  
 ) SS.  
 COUNTY OF COOK )  
 )  
 IN THE OFFICE OF )  
 THE RECORDER OF DEEDS )  
 OF COOK COUNTY )  
 )  
 A.N.E. Corp. )  
 )  
 Claimant, )  
 )  
 v. )  
 )  
 American Prestige; Fanel Tohatan; )  
 Lidia Tohatan; Austin Bank of Chicago; )  
 3527 S. King Drive Condominiums, Inc.; )  
 American Metro Bank; and Unknown )  
 Owners and non-record Lien Claimants. )  
 )  
 Defendants. )

FOR RECORDER'S USE ONLY

## NOTICE & CLAIM FOR LIEN IN AMOUNT OF \$15,100.00

The claimant, A.N.E. Corp (hereinafter referred to as "A.N.E."), of 401 Sheridan Rd, Highland Park, Illinois, being a subcontractor for the construction project on the real estate described below, hereby files a Claim for Lien against American Prestige (hereinafter referred to as "American Prestige"), being a general contractor, located at 6160 N. Cicero, Chicago, Illinois 60646; Austin Bank of Chicago (hereinafter referred to as "Austin Bank"), being a Mortgagee, American Metro Bank (hereinafter referred to as "Metro"), being another Mortgagee; Fanel Tohatan and Lidia Tohatan (hereinafter referred to as the "Tohatans") and 3527 S. King Drive Condominiums, Inc. (hereinafter referred to as "3527 S. King Drive Condominiums, Inc."),

This document prepared by and Return to:  
 EMALFARB, SWAN & BAIN  
 440 Central Ave.  
 Highland Park, IL 60035  
 847 432-6900

P-I-N #: 17-34-400-007-0000

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located at 3527 S. King Drive, Chicago, IL 60653 C001 are the Owners for the construction project being constructed on the real estate commonly known as 3527 S. Martin Luther King, Chicago, Illinois, County of Cook, State of Illinois, and legally described as:

## SEE EXHIBIT "A"


That on or about September 5, 2007, 3527 S. King Drive Condominiums, Inc./the Tohatans, were the Owners of record of the following described land in the County of Cook, State of Illinois.

That on August 1, 2006, American Prestige entered into a contract with A.N.E., who furnished electrical contracting labor and materials for and in said improvements, and that, on or about September 5, 2007, the Claimant, A.N.E., completed thereunder all required to be done by said contract.

That American Prestige is entitled to credits of \$66,000.00 on the account leaving due, unpaid and owing to the Claimant, A.N.E., after allowing all lawful credits, the sum of \$15,100.00, for which with interest at 10% per annum (as provided for by 770 ILCS 60/17), the Claimant, A.N.E., claims a lien on said land and improvements, and on the monies or other considerations due or to become due from 3527 S. King Drive Condominiums, Inc./the Tohatans, under said contract against American Prestige, which claim is pro-rated to each condominium unit and parking space based upon that units and/or parking spaces percentage ownership in the building common elements as listed on the attached exhibit "B."

Respectfully Submitted,

A.N.E. Corp.

By:   
EMALFARB, SWAN & BAIN  
Its Attorneys

Winkle Hong  
EMALFARB, SWAN & BAIN  
440 Central Ave.  
Highland Park, Illinois 60035  
(847) 432-6900  
Attorney # 12082

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EMALFARB, SWAN & BAIN  
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Highland Park, IL 60035  
847 432-6900

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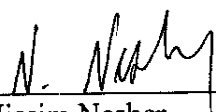
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STATE OF ILLINOIS     )  
  ) SS.  
COUNTY OF COOK     )

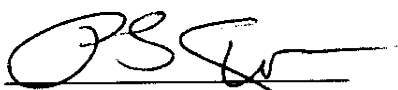
### VERIFICATION

The Affiant, Nissim Neshher, being first duly sworn on oath, deposes and says that he is the authorized agent of A.N.E. Corp.; that he has read the foregoing Claim for Lien, knows the contents thereof, and states that all the statements therein contained are true, to the best of her information and belief.

A.N.E. CORP.

  
\_\_\_\_\_  
Mr. Nissim Neshher

Subscribed and Sworn to  
before me this 23 day  
of October, 2007.

  
\_\_\_\_\_  
Notary Public

**"OFFICIAL SEAL"**  
PETER G. SWAN  
Notary Public, State of Illinois  
My Commission Expires 08/04/09

Property of Cook County Clerk's Office

EXHIBIT A



# PROPERTY INSIGHT, LLC

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A California Limited Liability Company  
400 S JEFFERSON, CHICAGO, IL 60607

## TRACT INDEX SEARCH

Order No.: 1404 S9639421 SS

Additional Tax Numbers:

Legal Description:

LOTS 2 AND 3 AND THE NORTH 6 INCHES OF LOT 4 IN SNYDACKER'S RESUBDIVISION OF LOTS 18, 19 AND 22 IN RUCKER AND LANGLEY'S SUBDIVISION OF LOTS 1, 4, 5, 7, 8, 9 AND 10 IN BLOCK 1 IN ELLIS WEST ADDITION TO CHICAGO OF SECTION 34, TOWNSHIP 39 NORTH, RANGE 14, LYING EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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**UNOFFICIAL COPY****EXHIBIT "B"****ASSESSMENT SCHEDULE  
3527 S. KING DRIVE CONDOMINIUMS**

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Unit	Percentage Ownership in Common Elements	Assigned Parking (limited common elements)	Proposed Assessment
3527-G	11.15%		\$69.43
3527-1	12.65%		\$78.77
3527-2	13.10%	P-1	\$81.57
3527-3	13.10%	P-3	\$81.57
3529-G	11.15%		\$69.43
3529-1	12.65%	P-5	\$78.77
3529-2	13.10%	P-2	\$81.57
3529-3	13.10%	P-4	\$81.57
	100%		