

# UNOFFICIAL COPY



**This instrument prepared by  
and should be mailed to:**

Andrew K. Yoblon  
ANDREW K. YOBILON, P.C.  
150 North Wacker Drive  
Suite 2020  
Chicago, Illinois 60606  
(312) 753-6070

Doc#: 0808809051 Fee: \$30.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/28/2008 01:20 PM Pg: 1 of 4

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## MATERIAL SUPPLIER NOTICE and CLAIM FOR LIEN (MECHANICS LIEN)

TO:

JWS DEVELOPMENT LLC. (OWNER)  
1939 LAKE CHARLES DRIVE  
VERNON HILLS, ILLINOIS 60061

and

LIBERTYVILLE BANK AND TRUST COMPANY. (LENDER)

ATTN: WILLIAM WESTERMAN  
507 NORTH MILWAUKEE AVENUE  
LIBERTYVILLE, ILLINOIS 60515

and

DIGGUM DEVELOPMENT & ESCAVATING, INC.  
31W200 ROHRSSSEN ROAD  
ELGIN, ILLINOIS 60120

and

CHANDY K. CYRIAC & SIJU K. CYRIAC  
5136 GROVE STREET  
SKOKIE, ILLINOIS 60077

The claimant, **Mid American Water, Inc.**, of 1500 East Mountain, Aurora, Illinois 60505, hereby files its notice and claim for lien against **Diggum Development and Excavating, Inc.** (Contractor), of 31W200 Rohrsssen Road, Elgin, Illinois 60120, and **JWS Development, LLC** (Owner / Developer), of 1939 Lake Charles Drive, Vernon Hills, Illinois 60061, and any persons claiming to be interested in the premises herein, and states:

1. That on October 10, 2007, the Owner owned the following described land in the County of COOK, State of Illinois, to wit: SEE ATTACHED "EXHIBIT A"

COMMONLY KNOWN AS: 3260, 3280, 3300, and 3320 TECHNY ROAD,  
NORTHBROOK, ILLINOIS 60062

UNDERLYING PINS: 04-17-101-039, 04-17-101-040, 04-17-101-041, 04-17-101-043.

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and **Diggum Development and Excavating, Inc.** was the Owner's contractor for the improvement thereof.

2. That on October 10, 2007, the contractor made an oral and written subcontract with the claimant to supply water and sewer pipe and all related materials for and in the improvement, and that on December 17, 2007, the claimant completed delivery of materials to the value of **\$59,061.73**.

3. That the contractor is entitled to credits on account thereof as follows:

NONE

leaving due, unpaid, and owing to the claimant, after allowing all credits, the sum of **\$59,061.73**, for which, with interest, the claimant claims a lien against the Contractor and the Owner on the land and improvements and on the money or other consideration due or to become due from the Owner under the contract.

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## EXHIBIT A

### LEGAL DESCRIPTION OF THE PROPERTY

LOTS 1 THROUGH 8, INCLUSIVE, AND OUTLOTS A AND B IN TECHNY ESTATES, BEING A RESUBDIVISION OF THAT PART OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF LOT 35 IN FLYNN'S TECHNY ROAD AND LANDWEHR ROAD SUBDIVISION; BEING A SUBDIVISION OF PART OF SAID NORTHWEST QUARTER OF SECTION 17, ACCORDING TO THE PLAT THEREOF RECORDED JULY 25, 1945 AS DOCUMENT NO. 13559447; THENCE SOUTH 89 DEGREES 55 MINUTES 16 SECONDS EAST, ALONG THE NORTH LINES OF LOTS 35, 34 AND 33 IN SAID FLYNN'S TECHNY ROAD AND LANDWEHR ROAD SUBDIVISION, 341.70 FEET TO THE NORTHEAST CORNER OF SAID LOT 33; THENCE SOUTH 00 DEGREES 45 MINUTES 55 SECONDS WEST, ALONG THE EAST LINE OF SAID LOT 33, A DISTANCE OF 18.66 FEET TO THE MOST SOUTHERLY LINE OF LOT 28 IN SAID FLYNN'S TECHNY ROAD AND LANDWEHR ROAD SUBDIVISION; THENCE SOUTH 89 DEGREES 52 MINUTES 24 SECONDS EAST ALONG SAID MOST SOUTHERLY LINE OF LOT 28 AND ALONG THE SOUTH LINE OF LOT 29 IN SAID FLYNN'S TECHNY ROAD AND LANDWEHR ROAD SUBDIVISION, 116.00 FEET TO A POINT ON SAID SOUTH LINE OF LOT 29; THENCE SOUTH 00 DEGREES 45 MINUTES 55 SECONDS WEST, ALONG THE EAST LINE OF A PARCEL, SAID LINE REPORTEDLY PARALLEL WITH THE WEST LINE OF THE EAST HALF OF THE NORTHWEST QUARTER OF AFORESAID SECTION 17 (PER TITLE COMMITMENT AS NOTED ON ANNEXED PLAT), 513.84 FEET TO A POINT ON THE SOUTH LINE OF SAID NORTHWEST QUARTER THAT IS 969.95 FEET EAST OF, AS MEASURED ALONG SAID SOUTH LINE, THE SOUTHWEST CORNER OF THE EAST HALF OF SAID NORTHWEST QUARTER; THENCE NORTH 89 DEGREES 49 MINUTES 20 SECONDS WEST, ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER, 118.00 FEET TO A POINT ON THE EAST LINE, AS EXTENDED SOUTH, OF AFORESAID LOT 33, SAID POINT BEING 853.95 FEET WEST OF, AS MEASURED ALONG SAID SOUTH LINE OF THE NORTHWEST QUARTER, THE SOUTHWEST CORNER OF THE EAST HALF OF SAID NORTHWEST QUARTER; THENCE NORTH 00 DEGREES 45 MINUTES 55 SECONDS EAST, ALONG SAID EAST LINE, AS EXTENDED SOUTH, 50.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 33; THENCE NORTH 89 DEGREES 49 MINUTES 20 SECONDS WEST, ALONG THE SOUTH LINES OF AFORESAID LOTS 33, 34 AND 35, A DISTANCE OF 340.64 FEET TO THE SOUTHWEST CORNER OF SAID LOT 35; THENCE NORTH 00 DEGREES 38 MINUTES 24 SECONDS EAST, ALONG THE WEST LINE OF SAID LOT 35, A DISTANCE OF 481.79 FEET TO THE POINT OF BEGINNING, (EXCEPT THAT PART OF DEDICATED FOR HIGHWAY PURPOSES), IN COOK COUNTY, ILLINOIS.

Commonly known as 3260, 3280, 3300 and 3320 Techny Road, Northbrook, Illinois 60062

P.I.N.s: 04-17-101-039, 04-17-101-040, 04-17-101-041, 04-17-101-043

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Dated this 28<sup>th</sup> day of March, 2008.

Derek Dixon  
MID-AMERICAN WATER, INC.

By: Secretary  
[Title]

Property of Cook County Clerk's Office

### AFFIDAVIT

STATE OF ILLINOIS )  
 ) ss.  
COUNTY OF COOK )

The affiant Andrew K. Yoblon, being first duly sworn, on oath, deposes and says that he is the attorney and agent for Mid-American Water, Inc., and Illinois corporation, the claimant; that he has read the foregoing notice and claim for lien and knows the contents thereof; and that the statements therein contained are true.

Subscribed and sworn to before me this  
28<sup>th</sup> day of MARCH, 2008.

Andrew K. Yoblon, Esq.

Catherine Starks  
~~Andrew K. Yoblon, Notary Public~~

**CATHERINE STARKS**  
**OFFICIAL SEAL**  
Notary Public, State of Illinois  
My Commission Expires  
**September 07, 2011**