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Cook County Recorder 15.50



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SUBCONTRACTOR'S NOTICE AND CLAIM FOR LIEN

The Claimant, V Bros. Power, Inc., 2343 Lake Avenue, Wilmette, County of Cook, Illinois, 60640, hereby files its Notice and Claim for Mechanics Lien against Tri-Equities, L.L.C., an Illinois Limited Liability Company of 865-875 W. North Avenue, Chicago, Illinois, (hereinafter "Owner"), Associated Bank Gladstone-Norwood, 5200 N. Central Ave., Chicago, Illinois ("Lender #1"), LaSalle Bank N.A., 4747 W. Irving Park Road, Chicago, Illinois ("Lender #2"), and Dia-Mon Builders, Inc., County of DuPage, Illinois (hereinafter "Contractor"), and states:

1. That on August 13, 1998, the Owner owned land in the County of Cook, State of Illinois, commonly known as 865-875 W. North Avenue, Chicago, Illinois, with the following Permanent Real Estate Identification Numbers: 17-05-209-001-0000, 17-05-209-002-0000 and 17-05-209-003-0000, and with the following legal description:

Lots 12-15, inclusive, in John A. Yates Resubdivision of Block 40 in Elston Addition to Chicago, in Section 5, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois;

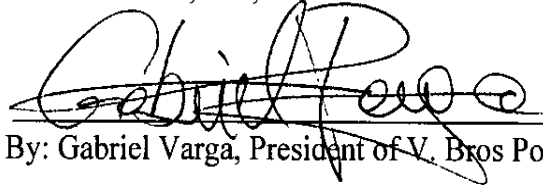
and that Dia-Mon Builders, Inc., was the Owner's Contractor for the improvement thereof.

2. That on August 13, 1998, this Claimant entered into a written contract with Contractor to provide electrical labor and materials for said improvement of such premises; and that on September 22, 1998, the Claimant completed thereunder the required work in the sum of \$65,150.00.

3. That leaving due, unpaid and owing to the Claimant, after allowing all credits, is the sum of SIXTY FIVE THOUSAND ONE HUNDRED FIFTY AND 00/100 Dollars (\$65,150.00), for which, with interest, the Claimant claims a Mechanics Lien on said land and improvements.

Dated this 18th day of December, 1998.

V Bros. Power, Inc.,



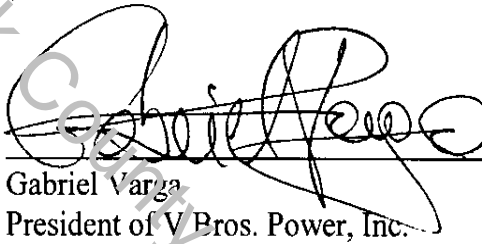
By: Gabriel Varga, President of V. Bros Power, Inc.

Prepared By and Mail To:

Daniel J. Collins
CAHILL, CHRISTIAN & KUNKLE, LTD.
Attorneys for V Bros. Power, Inc.
224 South Michigan Ave., Suite 1300
Chicago, Illinois 60604
312) 341-1688



This Affiant, Gabriel Varga, being first duly sworn on oath, affies that he is the President of Claimant, that he has read the above and foregoing Subcontractor's Claim for Lien; that he has knowledge of the contents thereof; and that the statements contained therein are true.

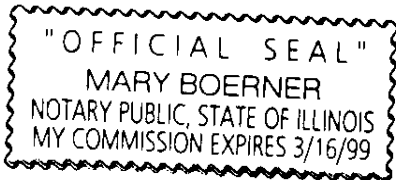


Gabriel Varga
President of V Bros. Power, Inc.

SUBSCRIBED AND SWORN
to before me this 18th day of
December, 1998.



Notary Public



PROOF OF SERVICE

The undersigned attorney certifies that the foregoing **Subcontractor's Notice And Claim**

For Lien (Plumbing) was served upon:

Inca Computer Company
c/o CT Corporation System
208 South LaSalle
Chicago, Illinois 60604

Tri-Equities, LLC
865-875 W. North Avenue 1687 Elmhurst Road
Chicago, IL 60622 Elk Grove, IL 60007

Nationscredit Commercial Corp.
333 West Wacker Drive
Chicago, IL 60606

Associated Bank/Gladstone-Norwood
122 W. Boston
Monmouth, IL 61462
ATTN: Legal Department/Mike Pearson

LaSalle Bank NA
135 S. LaSalle Street
Room #925
Chicago, IL 60603
ATTN: Legal Department/Kim Golden

Dia-Mon Builders, Inc
c/o RA Steven Anderson
2111 West Plum Street
P.O. Box 787
Aurora, Illinois 60507

via certified mail limited to addressee only, return receipt requested, by placing the same in the U.S. Mail Chute located at 224 South Michigan Avenue, Chicago, Illinois, on or before the hour of 5:00 p.m. this 18th day of December, 1998.



Daniel J. Collins