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ORIGINAL CONTRACTOR'S CLAIM FOR LIEN

STATE OF ILLINOIS)

) SS.

COUNTY OF COOK)

ORCHARD HILL CABINETRY, INC. d/b/a BUILDERS CABINET SUPPLY, INC.

CLAIMANT

-VS-

4110-18 Californie, LLC Lincoln Park Savings Benk Ardent Construction Group, Ltd.



Doc#: 0819618044 Fee: \$30.00 Eugene "Gene" Moore RHSP Fee:\$10.00 Cook County Recorder of Deeds

Date: 07/14/2008 12:02 PM Pg: 1 of 3

DEFENDANTS

THE CLAIMANT, ORCHARD HILL CABINETRY, INC. D/B/A BUILDERS CABINET SUPPLY, INC. of 401 N. Western Ave, City of Chicago, County of Cook, hereby files a Claim for Lien against 4110-18 California, LLC, owner, of 4907 N. Talman, Chicago, IL 60625, Lincoln Park Savings Bank, lender, of 1946 West Irving Park Rd, Chicago, IL 60613-2408, and Ardent Construction Group, Ltd., contractor, of 4907 N. Talman, Chicago, II 00625 of Cook County, State of Illinois, and states:

THAT on the 14th day of February, 2008 said 4116-13 California, LLC was the owner of the following-described land, to wit:

THE SOUTH 15 FEET OF LOT 17 AND ALL OF LOT 18.25 AND 20 IN BLOCK 9 IN ROSE PARK, BEING A SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COCK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER(S): 13-13-323-035-0000; 13-13-323-0; 6-0000; 13-13-323-037-0000

PROPERTY ADDRESS: 4116

4116 N. California Ave, Chicago, IL 60618

And Ardent Construction Group, Ltd. was the owner's contractor for improvements thereof. THAT on the 14 day of February, 2008 said contractor made a subcontract with the claimant to provide kitchen and bath cabinetry for and in said improvement for the sum of \$14,272.78, and on the 14th day of March, 2008 the claimant completed thereunder all work required to be done under the contract.

THAT the lien claimant furnished extra labor and material to the premises to value of \$0.00.

THAT said owner is entitled to credits on account thereof, as follows, to wit: \$0.00 leaving due, unpaid and owing to claimant on account thereof, after allowing all credits, the balance of \$14,272.78 (fourteen thousand two hundred seventy two and 78/100 dollars) for which, with interest, the Claimant claims a lien on said land and improvements.

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To the extent permitted by law, all waivers of lien heretofore given by claimant, if any, in order to induce payment not received are hereby revoked. Acceptance of payment by claimant of part, but not all, of the amount claimed hereunder shall not operate to invalidate this notice.

Brian C. Benner, President of ORCHARD HILL CABINETRY, INC. D/B/A BUILDERS CABINET SUPPLY, INC.

STATE OF ILLINOIS)
SS
COUNTY OF COCK)

AFFIDAVIT

THE AFFIANT, BRIAN C. BENNER, being first duly sworn on oath deposes and says that he is President of the Claimant, ORCHARD HILL CABINETRY, INC. D/B/A BUILDERS CABINET SUPPLY, INC., that he has read the foregoing notice and Claim for Lien, knows the contents thereof, and that all the statements therein contained are true.

day of

BRIAN C. BENNER, Affiant

Subscribed and sworn to before me this

, 2008

(Notary Public)

DEREK POLOSKI OFFICIAL SEAL JULY 7, 2012

Prepared By: Brendan R. Appel, Esq.

The Law Offices of Brendan R. Appel, P.C.

400 Skokie Boulevard, Suite 380 Northbrook, Illinois 60062

Mail To:

Brendan R. Appel, Esq. The Law Offices of Brendan R. Appel, P.C. 400 Skokie Boulevard, Suite 380 Northbrook, Illinois 60062

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SERVICE LIST

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

Lincoln Park Savings Bank Attn: Mortgage Dept 1946 W. Irving Park Rd Chicago, Illinois 60613-2408

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