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Doc#: 0821445153 Fee: \$31.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 08/01/2008 03:08 PM Pg: 1 of 5

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

CONTRACTOR'S NOTICE AND CLAIM FOR LIEN

V3 COMPANIES OF ILLINOIS, LTD.,
A corporation,

Claimant,

vs.

51st/LAWNDALE LAND, L.L.C. an
Illinois Limited Liability Company;
NEW WEST REALTY GROUP CONSTRUCTION,
LLC, an Illinois limited liability company;
THE PRIVATE BANK AND TRUST COMPANY, and
COLE TAYLOR BANK,

Respondents.

TO: **51st/LAWNDALE LAND, L.L.C.**, c/o Subbu Ramanathan, Manager, 1300 S. Paulina Street,
Suite 100, Chicago, Illinois 60608

NEW WEST REALTY GROUP-CONSTRUCTION, LLC, c/o Manager, 1300 S. Paulina Street,
Suite 100, Chicago, Illinois 60608

THE PRIVATE BANK AND TRUST COMPANY, c/o James Wagner, Managing Director,
70 West Washington, Chicago, Illinois 60602

COLE TAYLOR BANK, c/o President, 111 West Washington Street, Chicago, Illinois 60602

The Claimant, V3 COMPANIES OF ILLINOIS, LTD., a corporation, 7325 Janes Avenue, Suite 100, Woodridge, County of DuPage, State of Illinois, hereby files a claim for lien against 51st/LAWNDALE LAND L.L.C., an Illinois Limited Liability Company ("51st/Lawndale"), NEW WEST REALTY GROUP-CONSTRUCTION, LLC, an Illinois Limited Liability Company ("New West Realty"), (hereinafter collectively referred to as "the Owners"), and against the interests of the above-referenced Respondents, and states:

That on or about April 5, 2007 the Owners owned and the Owners currently own certain land particularly described in Exhibit A hereof ("the Property") located in the County of Cook, State of Illinois.

That on or about April 5, 2007, the Claimant entered into a contract as amended from time to time ("Contract") with NEW WEST REALTY as authorized and knowingly permitted by the Owner of the Property, 51st/LAWNDALE to make such Contract to provide certain civil engineering and survey services including construction layout services for the development of the Property. Shortly thereafter, Claimant

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began performing the work required under the terms of the aforesaid Contract. Claimant completed all of the work required under the terms of the Contract on March 18, 2008.


There remains due, unpaid and owing to the Claimant on the Contract for work performed pursuant to the Contract, after allowing all credits, a balance of Sixteen Thousand Nine Hundred Thirty-Three Dollars and Sixty-Nine Cents (\$16,933.69) plus interest after July 31, 2008, plus attorneys' fees, for which the Claimant claims a lien on said Property and improvements.

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V3 COMPANIES OF ILLINOIS, LTD.
A corporation

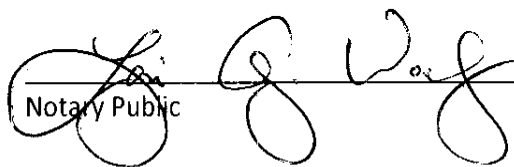
By: 
Patrick R. Kennedy, President

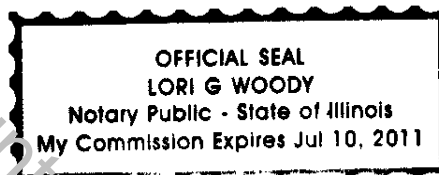
Verification

State of Illinois, County of DuPage) SS. The Affiant, being first duly sworn on oath, deposes and says that he is the President of the lien Claimant, V3 COMPANIES OF ILLINOIS, LTD. a corporation, that he has read the above and foregoing lien claim; that he has knowledge of the contents thereof, and that all of the statements therein contained are true.


Patrick R. Kennedy, President
V3 Companies of Illinois, Ltd.

SUBSCRIBED AND SWORN TO
Before me this 30th day of July, 2008


Notary Public



PREPARED BY AND
AFTER RECORDING RETURN TO:

Michael G. Philipp
WIEDEL, HUDZIK, RUSS & PHILIPP
4915 Main Street
Downers Grove, IL 60515
(630) 969-2300

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**Legal Description of Park Place, Unit 1
Recorded December 6, 2007 as Document Number
0734003180**

THAT PART OF THE SOUTH 1/2 OF THE EAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE WEST LINE OF THE EAST 116.00 FEET OF SAID SOUTH 1/2, WITH THE SOUTH LINE OF SAID SOUTH 1/2; THENCE NORTH ALONG THE WEST LINE OF SAID EAST 116.00 FEET, A DISTANCE OF 1185.73 FEET TO A POINT, WHICH IS 18.00 FEET SOUTHEASTERLY, BY RADIAL MEASUREMENT, OF THE CENTERLINE OF THE EAST BOUND MAIN TRACK OF THE INDIANA HARBOR BELT RAILROAD; THENCE SOUTHWESTERLY ALONG A STRAIGHT LINE, WHICH FORMS AN ANGLE OF 73 DEGREES, 40 MINUTES, 30 SECONDS FROM SOUTH TO SOUTHWEST, WITH THE LAST DESCRIBED LINE, A DISTANCE OF 311.12 FEET TO THE INTERSECTION OF SAID LINE WITH A CURVED LINE, CONVEX TO THE NORTHWEST AND HAVING A RADIUS OF 636.80 FEET, SAID CURVED LINE BEING THE NORTHWESTERLY LINE OF A 66-FOOT WIDE STRIP OF LAND CONVEYED TO THE TERMINAL RAILROAD COMPANY, DESCRIBED IN DOCUMENT 2471256 RECORDED DECEMBER 4, 1896, AND IN OTHER DEEDS, SAID POINT OF INTERSECTION BEING 18.00 FEET SOUTHEASTERLY, BY RADIAL MEASUREMENT, OF THE CENTERLINE OF THE EAST BOUND MAIN TRACK OF THE INDIANA HARBOR BELT RAILROAD; THENCE SOUTHWESTERLY ALONG SAID CURVED LINE, AN ARC DISTANCE OF 290.41 FEET, THE CHORD OF SAID CURVED LINE BEING 287.90 FEET AND FORMS AN ANGLE OF 134 DEGREES, 51 MINUTES FROM NORTHEAST TO SOUTH TO SOUTHWEST, WITH THE LAST DESCRIBED LINE; THENCE WEST ALONG A LINE DRAWN FROM SAID POINT TO A POINT IN THE WEST LINE OF SAID SOUTH 1/2 OF THE EAST 1/4 OF THE NORTHWEST 1/4, WHICH IS 844.62 FEET NORTH OF THE SOUTHWEST CORNER OF SAID SOUTH 1/2 OF THE EAST 1/4 OF THE NORTHWEST 1/4, A DISTANCE OF 116.90 FEET; THENCE SOUTH ALONG THE WEST LINE OF SAID SOUTH 1/2 OF THE EAST 1/4 OF THE NORTHWEST 1/4, A DISTANCE OF 844.62 FEET TO THE AFORESAID SOUTHWEST CORNER; THENCE EAST ALONG THE SOUTH LINE OF SAID SOUTH 1/2 OF THE EAST 1/4 OF THE NORTHWEST 1/4, A DISTANCE OF 552.30 FEET TO THE PLACE OF BEGINNING.

EXCEPTING THEREFROM

THE WEST 33.00 FEET THEREOF TAKEN FOR SOUTH LAWNSDALE AVENUE AND ALSO EXCEPTING THE SOUTH 33.00 FEET THEREOF TAKEN FOR WEST 51ST STREET;

ALSO EXCEPTING THE FOLLOWING

THAT PART OF THE SOUTH 1/2 OF THE EAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE WEST LINE OF THE EAST 116.00 FEET OF SAID SOUTH 1/2 OF THE EAST 1/4 OF THE NORTHWEST 1/4 AT A POINT WHICH IS 203.59 FEET NORTH OF THE NORTH LINE OF THE SOUTH 784.38 FEET OF SAID SOUTH 1/2 OF THE EAST 1/4 OF THE NORTHWEST 1/4; THENCE NORTH ALONG THE WEST LINE OF SAID EAST 116.00 FEET, HAVING A BEARING OF NORTH 01 DEGREE, 38 MINUTES, 23 SECONDS WEST (ASSUMED), A DISTANCE OF 176.64 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG THE WEST LINE OF SAID EAST 116.00 FEET, A DISTANCE OF 21.03 FEET TO A POINT, WHICH IS 18.00 FEET SOUTHEASTERLY BY RADIAL MEASUREMENT OF THE CENTERLINE OF THE EAST BOUND MAIN TRACK OF THE INDIANA HARBOR BELT RAILROAD; THENCE SOUTHWESTERLY ALONG A STRAIGHT LINE, WHICH FORMS AN ANGLE OF 73 DEGREES, 40 MINUTES, 30 SECONDS FROM SOUTH TO SOUTHWEST, WITH THE LAST DESCRIBED LINE, A DISTANCE OF 311.12 FEET TO THE INTERSECTION OF SAID LINE, WITH A CURVED LINE CONVEX TO THE

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NORTHWEST, HAVING A RADIUS OF 636.80 FEET, SAID CURVE BEING THE NORTHWESTERLY LINE OF A 66-FOOT WIDE STRIP CONVEYED TO THE TERMINAL RAILROAD COMPANY DESCRIBED IN DOCUMENT 2471256 RECORDED DECEMBER 4, 1896, AND IN OTHER DEEDS, SAID POINT OF INTERSECTION BEING 18.00 FEET SOUTHEASTERLY BY RADIAL MEASUREMENT OF THE CENTERLINE OF THE EAST BOUND MAIN TRACK OF THE INDIANA HARBOR BELT RAILROAD; THENCE SOUTHWESTERLY ALONG SAID CURVED LINE, AN ARC DISTANCE OF 84.29 FEET TO ITS INTERSECTION WITH A CURVED LINE CONVEX TO THE NORTHWEST, HAVING A RADIUS OF 1027.00 FEET; THENCE NORTHEASTERLY ALONG SAID CURVED LINE, AN ARC DISTANCE OF 368.47 FEET TO A POINT OF TANGENCY, THE CHORD OF SAID CURVED LINE BEING 366.94 FEET AND HAS A BEARING OF NORTH 67 DEGREES, 26 MINUTES, 41 SECONDS EAST; THENCE NORTH 76 DEGREES, 18 MINUTES, 34 SECONDS EAST ALONG SAID TANGENT LINE, A DISTANCE OF 7.07 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

ALSO,

THE SOUTH 1163 FEET OF (AS MEASURED AT RIGHT ANGLES TO THE SOUTH LINE OF) THE WEST 83 FEET OF THE EAST 116 FEET OF THE SOUTH 1/2 OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, LYING SOUTHERLY OF THE 30 FOOT WIDE RIGHT OF WAY OF THE INDIANA HARBOR BELT RAILROAD, WHICH CENTERLINE OF SAID 30 FOOT RIGHT OF WAY IS 74.3 FEET SOUTHERLY OF THE SOUTH LINE OF 49TH STREET, PRODUCED WESTERLY, AS MEASURED ALONG A LINE DRAWN PARALLEL WITH AND 33 FEET WEST OF THE NORTH-SOUTH CENTERLINE OF SAID SECTION 11

EXCEPTING THEREFROM

THE SOUTH 33.00 FEET THEREOF TAKEN FOR WEST 51ST STREET.

P.I.N. 19-11-120-013
19-11-120-014
19-11-120-016
19-11-120-021
19-11-120-010

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