

UNOFFICIAL COPY



DOCUMENT PREPARED BY AND
AFTER RECORDING RETURN TO:
Slava Aaron Tenenbaum, Chartered
5920 Dempster St., Ste. 200
Morton Grove, IL 60053
(847) 967- 0377

Doc#: 0828156020 Fee: \$31.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 10/07/2008 04:03 PM Pg: 1 of 5

STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

SUBCONTRACTOR'S NOTICE AND CLAIM FOR LIEN

TO: Park Ridge Building LLC.
225 Wyman St.
Waltham, MA 02451
**(CERTIFIED MAIL – RETURN
RECEIPT REQUESTED**
#

AND REGULAR MAIL)

Nova Fire Protection, Inc.
Attn: Lynn Harvey
6537 Stockbridge Ln.
Long Grove, IL 60047
**(CERTIFIED MAIL – RETURN
RECEIPT REQUESTED**
#

AND REGULAR MAIL)

Alfa Medical Transportation, Inc
Attn: Mark Schneider
7448 Keystone Ave.
Skokie, IL 60076
**(CERTIFIED MAIL – RETURN
RECEIPT REQUESTED**

UNOFFICIAL COPY# **AND REGULAR MAIL)**

Alfa Builders, Inc.
 Semyon Gilburd
 884 Chambliss Ln.
 Buffalo Grove, IL 60089

**(CERTIFIED MAIL – RETURN
 RECEIPT REQUESTED**

AND REGULAR MAIL)

The undersigned claimant, AP Plumbing, Inc., an Illinois Corporation (“Claimant”), of 228 Donald Terrace, Glenview, IL 60025, hereby files notice and claim for lien against Park Ridge Building LLC (the “Owner”) of 225 Wyman St., Waltham, MA 02451, and Nova Fire Protection, Inc. (the “Contractor”), 6537 Stockbridge Ln., Long Grove, IL 60047, and Alfa Medical Transportation, Inc. (the “Contractor”) of 7448 Keysone Ave., Skokie, IL 60076, and Alfa Builders, Inc. (the “Contractor”), of 884 Chambliss Ln., Buffalo Grove, IL 60089, as Owner(-s), Mortgagees and Contractor respectively, of the following described real property (“Property”):

EXHIBIT A**Parcel 1:**

All that part of Lot 25 in J.T. Jane’s Addition to Park Ridge, said addition being a Subdivision of Block 2 and Lot 1 in Block 9 in Town of Canfield in the North West ¼ of Section 36, Township 41 North, Range 12, East of the Third Principal Meridian described as follows:

Commencing at the North West corner of said Lot 25, running thence South Easterly along the Southerly line of the Rand Road, 302 feet, thence South Westerly at right angles to said Southerly line of Rand Road to the intersection of the West line of said Section 36m thence North along said West line of said Section 36 to the point of beginning (except that part of said premises conveyed by Warranty Deed from Emil Buettner and Bertha Buettner, his wife, to Laura A. Root dated November 15, 1894 and recorded as Document No. 2,142,074 in Book 4887 Page 391), all in Cook County, Illinois.

Parcel 2:

Lots 1 and 2 in Wienhoeber’s Subdivision of 10.08 acres in Lot 25 in J.T. lanes Addition to Park Ridge, in Section 36 aforesaid as the same is laid out and appears on the plat of said Subdivision recorded on April 11, 1888 in book 29 of Plats Page 16, excepting that part dedicated for Summit Avenue as shown in Plat of Dedication recorded May 5, 1964, as Document No. 19, 118,209, all in Cook County, Illinois.

UNOFFICIAL COPY

Parcel 3:

That part of Block 1 of Outhet's Subdivision of part of the North East ¼ of Section 35, Township 41 North, Range 12, East of the Third Principal Meridian, as follows: Commencing at the South East corner of said Block 1 and running thence North Westerly along the Northerly line of railroad right of way 207.90 feet, thence North Easterly 259.23 feet to the East line of Block 1 aforesaid, thence South along said East line of Block 1, 322.97 feet to the point of beginning all in Cook County, Illinois, excepting that part dedicated for Summit Avenue as shown in Plat of Dedication recorded May 5, 1964, as Document No. 19,118, 209, all in Cook County, Illinois.

PIN: 09-36-111-028-0000 and 09-35-209-009-0000 and
 PROPERTY ADDRESS: 250-300 S. Highway, Park Ridge, IL 60068

1. That on or about February 11, 2008 the Claimant, the subcontractor, started performing plumbing work at the property pursuant to contract.
2. That on or about June 13, 2008, Claimant completed extensive plumbing work, labor and materials and thereby satisfied its obligations under the contract.
3. That there remains unpaid, due and owing to twelve thousand dollars (\$12,000.00) pursuant to the agreement, plus interest.
4. The Claimant now claims a lien on the above described Property and all improvements on it, against the Owner and all persons interested, for twelve thousand dollars (\$12,000.00), which is still due and unpaid, plus interest pursuant to 770 ILCS 60/1(a) of the Illinois Mechanics Lien Act.

Dated: October 6, 2008



 AP Plumbing, Inc.
 By: Andrzej Petoniec

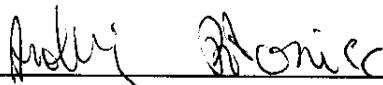
UNOFFICIAL COPY

VERIFICATION

STATE OF ILLINOIS)
) ss
 COUNTY OF COOK)

The affiant, Andrzej Potoniec, being first duly sworn, on oath deposes and says that he, President of AP Plumbing, Inc., the Claimant, has read the foregoing Notice and Claim for Lien and knows the contents thereof, and that all the statements contained therein are true.

Dated: October 6, 2008

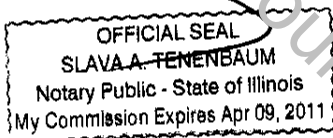


 AP Plumbing, Inc.
 By: Andrzej Potoniec

Subscribed and sworn to before me this
 6th day of October, 2008.



 NOTARY PUBLIC



Property of Cook County Clerk's Office

UNOFFICIAL COPY

NOTICE TO OWNER

“THE SUBCONTRACTOR PROVIDING THIS NOTICE HAS PERFORMED WORK FOR OR DELIVERED MATERIAL TO YOUR HOME IMPROVEMENT CONTRACTOR. THESE SERVICES OR MATERIALS ARE BEING USED IN THE IMPROVEMENTS TO YOUR RESIDENCE AND ENTITLE THE SUBCONTRACTOR TO FILE A LIEN AGAINST YOUR RESIDENCE IF THE SERVICES OR MATERIALS ARE NOT PAID FOR BY YOUR HOME IMPROVEMENT CONTRACTOR. A LIEN WAIVER WILL BE PROVIDED TO YOUR CONTRACTOR WHEN THE SUBCONTRACTOR IS PAID, AND YOU ARE URGED TO REQUEST THIS WAIVER FROM YOUR CONTRACTOR WHEN PAYING FOR YOUR HOME IMPROVEMENTS.”

“THE LAW REQUIRES THAT THE CONTRACTOR SHALL SUBMIT A SWORN STATEMENT OF PERSONS FURNISHING MATERIALS AND LABOR BEFORE ANY PAYMENTS ARE REQUIRED TO BE MADE TO THE CONTRACTOR.”