

UNOFFICIAL COPY

State of Illinois)
)
 County of Cook)
)
 FLORENZA MARBLE AND GRANITE INC.)
)
 CLAIMANT,)
)
 v.)
)
 769 Jackson LLC, Telemachus LLC, HSZ Construction,)
 Midwest Bank and Trust Co., Jones and Brown Co.,)
 Inc, Straight Line Erectors, Inc., Colfax Corp., and any)
 and all unknown claimants, and or Owners.)
 DEFENDANTS,)
)
)



Doc#: 0834631060 Fee: \$30.00
 Eugene "Gene" Moore RHSP Fee: \$10.00
 Cook County Recorder of Deeds
 Date: 12/11/2008 02:43 PM Pg: 1 of 3

SUBCONTRACTOR'S CLAIM FOR LIEN

AMOUNT CLAIMED: \$29,949.00

The claimant, Florenza Marble and Granite Inc., ("Claimant") of 2014 Austin, Chicago IL 60639, hereby files a notice and claim for lien against HSZ Construction ("Contractor"); 769 Jackson LLC ("Owner") of 912 W. Washington Street, 1st Floor, Chicago IL; Telemachus LLC ("Owner") of 328 S. Jefferson Suite 300, Chicago IL 60661; Midwest Bank and Trust Co. ("Lender") of 1606 N. Harlem Ave, Elmwood Park IL 60635, Jones and Brown Co., Inc. of 145 N. Swift Rd. Addison IL 60101 ("Claimant"); Straight Line Erectors, Inc. ("Claimant") of 7330 W College Dr. #102, Palos Hts, IL 60463, Colfax Corp. ("Claimant") of 2441 N. Leavitt, Chicago IL 60647 and any other persons claiming to have an interest in the property commonly known as 769-775 W. Jackson St, Chicago, Illinois, County of Cook, State of Illinois, ("Premises") with the following legal description:

SEE ATTACHED LEGAL

P.I.N. 17-16-116-004-0000, 17-16-116-002-0000,

COMMON ADDRESS: 769-775 W. Jackson Chicago IL 60607

(i). That on or about January 1, 2008, the Owners held title to a portion of the real estate

UNOFFICIAL COPY

(including all land and improvements thereon) commonly known as 769-775 W. Jackson the above-referenced real property in the County of Cook, State of Illinois.

(ii). That on or about January 19, 2006 the Claimant made a contract with Contractor HSZ Construction, LLC, to provide labor and materials for improvements on the Premises including installation of marble and granite stone, countertop, vanities and supply related materials for the sum of \$247,344.00 and subsequently modified and reduced to a total sum of \$162,357.00 .

(iii). That on or about April 12, 2008 the Claimant providing services and materials as requested by the Contractor and Owner and;

(iv). On or about October 7, 2008, the Claimant last performed services at the Property and completed all work that could be done by said contracts and delivered all materials for a total of \$89,838.00

(v). That as of October 7, 2008, the Owners were entitled to payments and credits of to the Claimant \$59,889 on this account, leaving due unpaid and owing the Claimant the balance of \$29,949.00 plus statutory interest for which the Claimant claims a lien on the land and any improvements hereof against contractor and owner.

Florenza Marble and Granite, Inc.

By: *Gerald Karp*

State of Illinois)
)
County of Cook)

VERIFICATION

The Affiant, GERALD KARP, Authorized Agent of Florenza Marble and Granite Inc. being first duly sworn, on oath deposes and says that he or she is authorized to execute this claim for Lien on behalf of the claimant, that he or she has read the foregoing notice and Claim for Lien and knows the contents thereof and that all the statements therein contained are true.

Gerald Karp

This document was prepared by and should be mailed to:

Michael A. Durlacher
Durlacher & Associates, P.C. # 37642
105 W. Adams 28th Floor
Chicago IL 60603

Sworn and Subscribed to this
9 day of Dec, 2008

Juanita T Fisher
NOTARY PUBLIC



