UNOFFICIAL COPY

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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)
1. 1. and on Ormore)

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. Leavist, 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

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(including all land and implovements her concernmently known as 169-77). 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 socut October 7, 2008, the Claimant last performed services at the Property and completed all work that sould be done by said contracts and delivered all materials for a total of \$89,838.00
- (v). That as of October 7, 2003, the Owners were entitled to payments and credits of to the Claimant \$59,889 on this account, leaving due inpaid 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.

State of Illinois)
County of Cook)

Florenza Marble and Granite, Inc.

By:

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.

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

day of

OTARY PUBLIC

"OFFICIAL SEAL"
PUBLIC STATE OF JUANITA T FISHER
ILLINOIS COMMISSION EXPIRES 03/27/10

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Lots 2 and 3 in Blanchard's Subdivision of Block 4 in School Section Addition to Chicago in Section 16, Township 39 North,

THAT PROPERTY AND SPACE CONTAINED WITHIN AND BETWEEN A CERTAIN HORIZONTAL PLANE THAT PROPERTY AND SPACE CUNTAINED WITHIN AND BETWEEN A CERTAIN HORIZONTAL PLANE LOCATED 5.95 FRET ABOVE CHICAGO CITY DATUM AND THAT CERTAIN OTHER HORIZONTAL PLANE LOCATED 5.95 FEET ABOVE CHICAGO CITY DATUM AND THAT CERTAIN OTHER HORIZONTAL PLANE LOCATED 17.25 FEET ABOVE CHICAGO CITY DATUM LYING WITHIN THE BOUNDARIES PROJECTED LOCATED 17.25 FEET ABOVE CHICAGO CHY DATUM LYING WITHIN THE BUUNDARIES PROJECTED VERTICALLY OF THAT PART OF LOTS 2 AND 3, TAKEN AS A TRACT, IN BLANCHARD'S SUBDIVISION OF THE SUBDIVISION OF TOWNSHIP 10 NODTH DANCE 14 VERTICALLY OF THAT PART OF LOIS 2 AND 3, TAKEN AS A TRACT, IN BLANCHARD'S SUBDIVISION OF BLOCK 4 IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID TRACT, BEING ALSO THE NORTHEAST CORNER OF SAID LOTS 3, A POINT ON THE SOUTH LINE OF WEST JACKSON BOULEVARD, THENCE WEST ALONG THE NORTH LINE OF SAID TRACT, A DISTANCE OF 27.60 FEET; THENCE SOUTH ALONG A LINE MAKING AN ANGLE OF 90 DEGREES, 19 MINUTES 28 SECONDS, MEASURED COUNTER-CLOCKWISE, WEST TO SOUTH FROM THE LAST DESCRIBED COURSE EXTENDED, A DISTANCE OF 2.07 FEET TO A POINT ON THE VERTICAL FROM THE LAST DESCRIBED COURSE EXTENDED, A DISTANCE OF Z.07 FEET TO A POINT ON THE VERTICAL LINE OF INTERSECTION OF THE INTERIOR FACES OF 2 WALLS OF A SIX STORY BRICK BUILDING, COMPACTLY KNOWN AS 769-775 WEST JACKSON BOULEVARD, IN CHICAGO, BEING THE POINT OF THE DATE OF COM ICALY KNOWN AS 769-775 WEST JACKSON BUULEVAKU, IN UHICAGO, BEING THE POINT OF BECOM NG OF THE PARCEL HEREIN DESCRIBED; THENCE ALONG THE INTERIOR FACES OF THE WALLS OF THE ENVLOSED SPACE DESCRIBED HEREIN, THE FOLLOWING COURSES AND DISTANCES; ALL AT RIGHT ANGLES TO LACH OTHER, UNLESS NOTED OTHERWISE: WEST, A DISTANCE OF 13.69 FEET; SOUTH, A DISTANCE OF 0.0 FEET; WEST, A DISTANCE OF 2.20 FEET; NORTH A DISTANCE OF 0.40 FEET; WEST, A DISTANCE OF D. O FEET; WEST, A DISTANCE OF LEU FEET; NUKLEI A DISTANCE OF 0.40 FEET; WEST, A DISTANCE OF 2.75 FEET; NORTH, A DISTANCE OF 0.40 K.E.; SUUTH, A DISTANCE OF 0.40 FEET; WEST, A DISTANCE OF 0.35 FEET; NUKIH, A DISTANCE OF 0.35 FEET; WEST, A DISTANCE OF 0.35 FEET; WEST, A DISTANCE OF 0.40 F. WEST, A DISTANCE OF 13.50 FEET; SUULII, A DISTANCE OF 12.00 FEET; WEST, A DISTANCE OF 12.00 FEET; SOUTH, A DISTANCE OF 8.0 FEET; MUKIH A DISTANCE OF 1.40 FEET; SOUTH, A DISTANCE OF 13.25 FEET; EAST, A DISTANCE OF 10.70 FEET; SC OT L. DISTANCE OF 10.85 FEET; EAST, A DISTANCE OF 1.80 FEET; SOUTH, DISTANCE OF 10.70 FEET; SCUTTL & DISTANCE OF 10.80 FEET; EAST, A DISTANCE OF 1.75 FEET; WEST A DISTANCE OF 1.80 FEET; SOUTH, A DISTANCE OF 4.25 FEET; EAST, A DISTANCE OF 1.75 FEET; WEST A DISTANCE OF 1.80 FEET; SOUTH, A DISTANCE OF 4.25 FEET; EAST, A DISTANCE OF 14.30 FEET; NORTH, A DISTANCE OF 1.75 FEET; SOUTH, A DISTANCE OF 0.55 FEET; EAST, A DISTANCE OF 14.30 FEET; NURTH, A DISTANCE OF 0.55 FEET; EAST, A LICENSE OF 1.75 FEET; SOUTH, A DISTANCE OF 0.55 FEET; EAST, A DISTANCE OF 13.95 FEET; NORTH, A DISTANCE OF 48.21 FEET TO THE POINT OF BEGINNING.

THAT PROPERTY AND SPACE CONTAINED IN AND BEITVE IN A CERTAIN HORIZONTAL PLANE LOCATED THAT PROPERTY AND SPACE CONTAINED IN AND BETWEEN A CERTAIN HORIZONTAL PLANE LOCATED 17.62 FEET ABOVE CHICAGO CITY DATUM AND THAT CENTAIN OTHER HORIZONTAL PLANE LOCATED 32.28 17.62 FEET ABOVE CHICAGO CITY DATUM AND THAT CERLA IN DITHER HORIZONTAL PLANE LOCATED 31.28
FEET ABOVE CHICAGO CITY DATUM LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY OF THAT PART OF LOTS 2 AND 3, TAKEN AS A TRACT IN BLANCHARD! SUSDIVISION OF BLOCK 4 IN SCHOOL PART OF LOTS 2 AND 3, TAKEN AS A TRACT IN BLANCHARD! SUBDIVISION OF BLOCK 4 IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 10 274, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING AT THE PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. DESCRIBED AS MULLOWS: COMMENCING AT THE NORTH EAST CO. NER OF SAID LOT 3, A POINT ON THE SOUTH LINE OF WEST JACKSON BOULEVARD; THENCE WEST ALONG TUP OF SAID LOLD, A POINT ON DISTANCE OF 26.93 FEET; THENCE, SOUTH ALONG A LINE MAKING AN ANGLE OF 90 LF GREES, 19 MINUTES, 28 SECONDS, MEASURED COUNTER-CLOCKWISE, WEST TO SOUTH FROM THE LAST DESCRIBED COURSE EXTENDED A DISTANCE OF 229 FEET TO A POINT ON THE VERTICAL LINE OF IN ER CTION OF THE EXTENDED A DISTANCE OF LAS FEET TO A POINT ON THE VERTICAL LINE OF INTERIOR FACES OF 2 WALLS OF A SIX STORY BRICK BUILDING, COMMONLY KNOW, 12 760-775 WEST INTERIOR FACES OF 2 WALLS OF A SIX STORY BRICK BUILDING, COMMONLY KNOWN AS 760 775 WEST JACKSON BOULEVARD IN CHICAGO, BEING THE POINT OF BEGINNING OF THE PAR ZEL HEREIN DESCRIBED: THENCE, ALONG THE INTERIOR FACES OF THE WALLS OF THE ENCLOSED SPACE DESCRIBED.

THE PART OF THE PART O HEREIN, THE FOLLOWING COURSES AND DISTANCES; ALL AT RIGHT ANGLES TO EACH OTHER, UNIVESS HERKIN, THE FOLLOWING COURSES AND DISTANCES; ALL AT RIGHT ANGLES TO EACH OTHER UNITED NOTED OTHERWISE WEST, A DISTANCE OF 14.15 FEET; SOUTH, A DISTANCE OF 0.35 FEET; WEST, A DISTANCE OF 0.35 FEET; WEST, A DISTANCE OF 13.95 FEET; WEST, A DISTANCE OF 13.95 FEET; SOUTH, A DISTANCE OF 13.95 FEET; SOUTH, A DISTANCE OF 13.95 FEET; SOUTH, A DISTANCE OF 0.36 FEET; WEST, WEST, A DISTANCE OF 0.35 FEET; WEST, A DISTANCE OF 2.10 REET; NORTH, A DISTANCE OF 0.35 FEET; WEST, A DISTANCE OF 2.10 FRED; NURLE, A DISTANCE OF 0.35 FEET; WEST, A DISTANCE OF 2.15 FEET; SOUTH, A DISTANCE OF 10.47 WEST, A DISTANCE OF 2.15 FEET; SOUTH, A DISTANCE OF 10.47 WEST, SOUTH A DISTANCE OF 10.48 WEST, WEST, A DISTANCE OF 22.17 FEET; WEST, A DISTANCE OF 10.47 FEET; SOUTH, A DISTANCE OF 26.48 FEET; WEST, A DISTANCE OF 16.48 FEET; WEST, A DISTANCE OF 16.48 FEET; WEST, A DISTANCE OF 4.20 FEET; WEST, A DISTANCE OF 14.56 FEET; SOUTH, A DISTANCE OF 3.35 FEET; SOUTH, A DISTANCE OF 3.55 FEET; SOUTH, A DISTANCE OF 4.10 FEET; SUUTH, A DISTANCE OF 74.50 FEET; RAST, A DISTANCE OF 3.35 FEET; SUUTH, A DISTANCE OF 5.10 FEET; NORTH, A DISTANCE OF 7.94 FEET; EAST, A DISTANCE OF 7.94 FEET; EAST, A DISTANCE OF 20.00 FEEL; EAST, A DISTANCE OF SAU FEEL; MURLH, A DISTANCE OF 7.94 FEEL; EAST, A DISTANCE OF 1.20 FEET; NORTH, A DISTANCE OF 8.75 FEET; EAST, A DISTANCE OF 1.20 FEET; NORTH, A D DISTANCE OF 0.70 FEET; EAST, A DISTANCE OF 1.75 FEET; SOUTH, A DISTANCE OF 0.70 FEET; EAST, A DISTANCE OF 14.25 FEET; NORTH, A DISTANCE OF 0.70 FEET; EAST, A DISTANCE OF 1.75 FEET; SOUTH, A DISTANCE OF 0.70 FEET; EAST, A DISTANCE OF 1.75 FEET; SOUTH, A DISTANCE OF 0.70 FEET; EAST, A DISTANCE OF 1.75 FEET; SOUTH, A DISTANCE OF 1425 FEET; NORTH, A DISTANCE OF 0.65 FEET; EAST, A DISTANCE OF 1.75 FEET; SOUTH, A DISTANCE OF 1.590 FEET; SOUTH, A DISTANCE OF 15.90 FEET; EAST, DISTANCE OF 1.15 FEET; WEST, A DISTANCE OF 0.35 FEET; SOUTH, A DISTANCE OF 13.70 FEET; EAST, A DISTANCE OF 13.70 FEET; NORTH, A DISTANCE OF 13.70 FEET; NORTH, A DISTANCE OF 1.15 FEET; SOUTH, A DISTANCE OF 0.35 FEET; EAST, A DISTANCE OF 1.50 FEET; NUMLE, A DISTANCE OF 20.70 FEET; EAST, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 9.00 FEET; WEST, A DISTANCE OF 9.00 FEET; WEST DISTANCE OF 20.70 FEET; EAST, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 9.00 FEET; WEST, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE UF 7.05 FEET; EAST, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 7.00 FEET; RAST, A DISTANCE OF 7.00 FEET; RAST, A DISTANCE OF 7.00 FEET; RAST, A DISTANCE OF 9.00 FEET; WEST, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 7.00 FEET; RAST; A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 1.15 FEET; MORTH, A DISTANCE OF 9.00 FEET; WEST, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 9.00 FEET; WEST, DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 7.00 FEET; EAST, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 9.00 FEET; WEST, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 7.80 FEET; EAST, A DISTANCE OF 7.80 FEET; EAST, A DISTANCE OF 9.00 FEET; WEST, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 7.00 FEET; MURLIN, A DISTANCE OF 9.00 FEET; WEST, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 9.00 FEET; WEST, DISTANCE UF 1.00 FEET; RAST, A DISTANCE UF 1.13 FEET; NURTH, A DISTANCE UF 9.00 FEET; WEST, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 1.15 FEET; NORTH, A DISTANCE OF 1.13 FEET; MURIE, A DISTANCE OF 0.30 FEET; EAST, A DISTANCE OF 1.13 FEET; MORTH, A DISTANCE OF 20.55 FEET TO THE POINT