

# UNOFFICIAL COPY



## NOTICE OF LIEN

Doc#: 0901439000 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 01/14/2009 08:31 AM Pg: 1 of 2

STATE OF ILLINOIS    )  
                                  ) ss.  
COUNTY OF COOK    )

IURO & ASSOCIATES  
ARCHITECTS CORP.

### CLAIMANT

-VS-

CHICAGO TITLE LAND TRUST COMPANY  
As Trustee under Trust Agreement dated  
August 11, 1999 and known as Trust  
Number 1107380, WALTER C. KABAT  
and LUDMILA PYTER-KABAT

### DEFENDANTS

The claimant, **IURO & ASSOCIATES ARCHITECTS, CORP.** of Chicago, Illinois, County of Cook, hereby serves a notice for lien against **CHICAGO TITLE LAND TRUST COMPANY**, as Trustee under Trust Agreement dated August 11, 1999 and known as Trust Number 1107380 of 171 North Clark Street Chicago, Illinois 60601 and its beneficiaries, **WALTER C. KABAT** and **LUDMILA PYTER-KABAT**, his wife, of 6540 W. Tonopah Drive, Glendale, Arizona, 85308-6624 (hereinafter referred to as "Developer") and states

That on or about November 10, 2003, the owner owned the following described land in the Count of Cook, State of Illinois, to wit:

Street Address : 3942 and 3946 North Ashland Avenue, Chicago, Illinois

Lots 5 and 6 in Block 1 in H.C. Buechner's Subdivision of Block 1, in the Subdivision of Section 19, Township 40 North, Range 14, East of the Third Principal Meridian (except the Southwest ¼ of the Northeast ¼ and the Southeast ¼ of the Northwest ¼ and the East ½ of the Southeast ¼ thereof) (except that part of said lots lying east of a line 50 feet west of and parallel with the east line of said Section 19, in Cook County, Illinois

Tax No 14-19-208-023-0000  
14-19-208-024-0000  
14-19-208-025-0000

That on or about November 10, 2003, the said **WALTER C. KABAT** and **LUDMILA PYTER-KABAT** made a contract with the claimant to provide Architectural services consisting of preparing a complete set of plans for an approximately 50x70 four story building with 5 dwelling units and a six unit to be added , including all architectural, structural, mechanical, Plumbing, HVAC and electrical details as per owners request and requirements and to comply with City of Chicago Building Codes and Ordinances and that on or about March 1, 2007, the claimant completed thereunder all that was required to be done by said contract.

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The following amounts are due on said contract:

|                                |             |
|--------------------------------|-------------|
| Plans and Permits per contract | \$25,000.00 |
| Credits to Account             | \$ 5,000.00 |
| Total Balance Due              | \$20,000.00 |

Leaving due, unpaid and owing to the claimant after allowing all credits, and payments, the sum of \$20,000.00 Twenty Thousand Dollars for which, with interest, the Claimant claims a lien upon said land, and improvements, and on the moneys or other considerations due or to become due from the owner under said contract.

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 due hereunder shall not operate to invalidate this notice.

**IURO & ASSOCIATES ARCHITECTS CORP**

BY 

Anthony J. Iuro, as authorized agent

Prepared By and Return to  
JESS E. FORREST  
1400 RENAISSANCE DRIVE #203  
PARK RIDGE, IL 60068