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DOCUMENT PREPARED BY

AND RETURN TO:

Contractors Lien Services of Illinois, Inc.
6225 N. Milwaukee Ave.
Chicago, IL 60646
773-594-9090
773-594-9094 fax
getpaid@paydaylien.com

Doc#: 0907656083 Fee: \$33.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/17/2009 02:15 PM Pg: 1 of 7

SUBCONTRACTOR'S CLAIM OF LIEN (MECHANICS)

State of Illinois

SS. County of **Cook**

The claimant, **AA Service Co. a/k/a AA Services Co.**
hereby files its lien as a subcontractor against the real property described in Exhibit A and against the
interest of **Sunrise Properties LLC, Carmine De Lio 1503 LLC**
(hereinafter Owner) in that real property.

On **1/13/2009** owner owned fee simple title to the certain land described in Exhibit A attached
hereto, including all land and improvements thereon, in the county of **Cook**, State of Illinois.

Permanent Index Numbers: **17 22 108 021 0000**
17 22 108 022 0000

Commonly known as: **1503 S Michigan Ave., Chicago, IL 60605**

Owner of Record: **Sunrise Properties LLC**
1 S. 280 Summit Ave., ste A-1
Oak Brook, IL 60181

Carmine De Lio 1503 LLC
243 Apollo Ct.
Wood Dale, IL 60191

On **11/5/2008** claimant made **an oral contract** with
Tom Gold Construction Co. the original contractor

(hereinafter Original Contractor) to furnish all labor and materials, equipment and services necessary for,

Labor and Material,

1stallment of 2 wall louvers,1 air conditioner,1 air handler,1 thermostat,
1 toilet exhaust fan,and 1inline general exhaust fan.

for and in said improvement, and that on **1/13/2009** the claimant completed all required by said
contract for and in said improvement.

Thursday, March 12, 2009

This Is An Attempt To Collect A Debt

Page 1 of 2

Lien ID: 3298-4885

Title company please be informed that this lien incurs 10% interest from date of filing
and must be calculated at time of closing pursuant to 770ILCS 60/1(a) of the Illinois Lien Act.

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That at the special instance and request of owner(s) or original contractor, the claimant furnished extra and additional materials and extra and additional labor on said premises the value of which is and which was completed on **1/13/2009**.

The original subcontract amount was for **\$25,000.00** in addition extra work was done at a cost of **\$1,144.00**. After allowing for all credits in favor of the owner **\$23,144.00** is due and owing on which interest is accruing at the rate of 10% per year to be recalculated at the time of the settlement of claim.

The claimant claims a lien on said land and improvements and on the monies or other consideration, due to or to become due from owner under the original contract to the original contractor.

Date: 3/12/2009

Signed by: *Stuart F. Boncher V.P.*
As Agent for Client

VERIFICATION

I declare that I am authorized to file this SUBCONTRACTOR'S CLAIM OF LIEN (MECHANICS) on behalf of the claimant. I have read the foregoing document and know the contents thereof; the same is true of my own knowledge. I declare under penalty of perjury under the law of the State of Illinois that the foregoing is true and correct. Executed at Contractor's Lien Services, Inc. on 3/12/2009.

Signed by: *Stuart F. Boncher V.P.*
As Agent for Client

Subscribed and sworn to before me on this 12 day of March, 2009.

[Signature]
Notary Public



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Doc#: 0625846034 Fee: \$50.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/15/2006 09:21 AM Pg: 1 of 14

RECORDATION REQUESTED BY:

BANCO POPULAR NORTH AMERICA
Rosemont Headquarters
9600 W. Bryn Mawr
Rosemont, IL 60018

WHEN RECORDED MAIL TO:

BANCO POPULAR NORTH AMERICA
Rosemont Headquarters
9600 W. Bryn Mawr
Rosemont, IL 60018

FOR RECORDER'S USE ONLY

This Mortgage prepared by:

Loan #70010004875-19001
BANCO POPULAR NORTH AMERICA
9600 W. Bryn Mawr
Rosemont, IL 60018

MORTGAGE

MAXIMUM LIEN. At no time shall the principal amount of indebtedness secured by the Mortgage, not including sums advanced to protect the security of the Mortgage, exceed \$4,000,000.00.

THIS MORTGAGE dated August 11, 2006, is made and executed between Sunrise Properties, LLC, an Illinois Limited Liability Company, whose address is 1 S. 280 Summit Ave., Suite 201, Oak Brook, IL 60181 (referred to below as "Grantor") and BANCO POPULAR NORTH AMERICA, whose address is 9600 W. Bryn Mawr, Rosemont, IL 60018 (referred to below as "Lender").

GRANT OF MORTGAGE. For valuable consideration, Grantor mortgages, warrants, and conveys to Lender all of Grantor's right, title, and interest in and to the following described real property, together with all existing or subsequently erected or affixed buildings, improvements and fixtures; all easements, rights of way, and appurtenances; all water, water rights, watercourses and ditch rights (including stock in utilities with ditch or irrigation rights); and all other rights, royalties, and profits relating to the real property, including without limitation all minerals, oil, gas, geothermal and similar matters, (the "Real Property") located in Cook County, State of Illinois:

PARCEL 1: LOT 3 IN ASSESSOR'S DIVISION OF LOTS 2, 3, AND 8.94 FEET NORTH OF AND ADJOINING SAID LOTS IN BLOCK 20 IN ASSESSOR'S DIVISION OF NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: LOT 12 AND THE NORTH 1/2 OF LOT 11 IN BLOCK 23 IN ASSESSOR'S DIVISION OF THE NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 1503 S. Michigan Avenue, Chicago, IL 60605. The Real Property tax identification number is 17-22-108-021-0000 and 17-22-108-022-0000.

CROSS-COLLATERALIZATION. In addition to the Note, this Mortgage secures all obligations, debts and

LAWYERS UNIT # 06882 CASE # 0625846034

Property of Cook County Clerk's Office

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Contractors Lien Services of Illinois, Inc.
6225 N. Milwaukee Ave.
Chicago, IL 60646
773-594-9090
773-594-9094 fax
getpaid@paydaylien.com

NOTICE OF SUPPLY OF LABOR OR MATERIALS – (770 ILCS 60/5)

**TO: OWNER OR
REPUTED OWNER**

**Sunrise Properties LLC
1 S. 280 Summit Ave., Ste A-1
Oak Brook, IL 60181
Carmine De Lio 1503 LLC**

1. The following is a general description of the labor, service, equipment or materials furnished or to be furnished by the undersigned:

**Labor and Material,
Installation of 2 wall louvers, 1 air conditioner, 1 air handler, 1 thermostat, 1 toilet exhaust fan, and 1 inline general exhaust fan.**

2. Estimated Price: **\$23,144.00**

**TO: ORIGINAL CONTRACTORS
OR REPUTED CONTRACTOR**

**Tom Gold Construction Co.
1110 Jorie Blvd. 200
Oak Brook, IL 60523**

3. The name of the person who furnished that labor, service, equipment or material is:

**AA Service Co. a/k/a AA Services Co.
AA Service Co. Heating & Cooling**

**TO: LENDER, SURETY OR
BONDING COMPANY**

**Banco Popolar North America
9600 W. Bryn Mawr
Des Plaines, IL 60018
Mortgage**

4. The name of the person who contracted for purchase of that labor, service, equipment or material is:

**Tom Gold Construction Co.
Sunrise Properties LLC**

Date Work Started: **11/5/2008**

Date Work Ended: **1/13/2009**

Thursday, March 12, 2009

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Page 1 of 2

Lien ID: 3298-4885

Title company please be informed that this lien incurs 10% interest from date of filing and must be calculated at time of closing pursuant to 770ILCS 60/1(a) of the Illinois Lien Act.

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VERIFICATION

I declare that I am authorized to file this NOTICE OF SUPPLY OF LABOR OR MATERIALS – (770 ILCS 60/5) on behalf of the claimant. I have read the foregoing document and know the contents thereof; the same is true of my own knowledge. I declare under penalty of perjury under the laws of the State of Illinois that the foregoing is true and correct. Executed at Contractors Lien Services of Illinois, Inc. on 3/12/2009 for AA Service Co. a/k/a AA Services

Signed by:



As Agent for Client

Executed at Contractors Lien Services of Illinois, Inc. on 3/12/2009.

NOTICE TO OWNER

THIS IS NOT A LIEN. THIS NOTICE IS NOT A REFLECTION ON THE INTEGRITY OF ANY CONTRACTOR OR SUBCONTRACTOR. The contractor, subcontractor or supplier has agreed to furnish labor, services, equipment or materials for the work of improvement on your property. If bills are not paid in full, the undersigned may assert a Mechanic's Lien against your property, leading to the loss, through court foreclosure proceedings, of your property, even though you have paid your contractor. You may wish to protect yourself against this consequence by (1) Requiring your contractor to furnish a signed release by the person or firm giving you this notice before making payment to your contractor, or (2) Any other method of device which is appropriate under 770 ILCS 60/5 (from Chapter 82, Paragraph 5).

Thursday, March 12, 2009

This Is An Attempt To Collect A Debt

Page 2 of 2

Lien ID: 3298-4885

Title company please be informed that this lien incurs 10% interest from date of filing and must be calculated at time of closing pursuant to 770ILCS 60/1(a) of the Illinois Lien Act.

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NOTICE OF COMMENCEMENT

TO ALL LIEN CLAIMANTS AND SUBSEQUENT PURCHASERS

Take notice that work is about to commence on an improvement to the property described in this instrument. A person having a construction lien may preserve the lien by providing a Preliminary Notice of Furnishing to the below named designee and the general or prime contractor, if any, and by timely recording a Claim of Lien, in accordance with the laws of this state.

A person having a construction lien arising by virtue of work performed, or for material supplied, on this improvement should refer to the name of the owner or lessee and the legal description appearing on, or with, this notice. A person subsequently acquiring an interest in the land described is not required to be named in a Claim of Lien.

A copy of this notice with an attached form for Preliminary Notice of Furnishing may be obtained upon making a written request by certified mail to the named owner or lessee; the designee; or the person with whom you have contracted.

**TO: OWNER OR REPUTED
OWNER**

**Sunrise Properties LLC
1 S. 280 Summit Ave.,ste A-1
Oak Brook, IL 60181**

**Carmine De Lio 1503 LLC
243 Apollo Ct.
Wood Dale, IL 60191**

**TO: ORIGINAL CONTRACTOR
OR REPUTED CONTRACTOR**

**Tom Gold Construction Co.
1110 Jorie Blvd.200
Oak Brook, IL 60523**

**TO: CONSTRUCTION LENDER
OR REPUTED CONSTRUCTION LENDER**

**Banco Popolar North America
9600 W. Bryn Mawr
Des Plaines, IL 60018**

WARNING TO OWNER

Thursday, March 12, 2009

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Page 1 of 2

Lien ID: 3298-4885

UNOFFICIAL COPY**STATE OF Illinois****County of Cook**

Steven F. Boucher, being duly sworn, verifies the truth and accuracy of the contents of this notice and says that he is the authorized agent of the contractor listed below and, because the contractor listed below has not filed, to our knowledge, this required form, has elected to execute this Notice of Commencement.

The person contracting for improvement to the following described real property is,

Sunrise Properties LLC, Carmine De Lio 1503 LLC

for the project known as the project, located at **1503 S Michigan Ave., Chicago, IL 60605** and the DESIGNEE of said contracting party. The real property to be improved is situated in the city of **Chicago** County of **Cook**, IL, and more fully described in Exhibit A, if attached.

The fee owner of said real property is

**Sunrise Properties LLC
Carmine De Lio 1503 LLC**

and the general contractor of the project is **Tom Gold Construction Co.**

with further legal parties claimant: **AA Service Co. a/k/a AA Services Co.** with the following work completed:

Labor and Material,

**Installation of 2 wall louvers, 1 air conditioner, 1 air handler, 1 thermostat,
1 toilet exhaust fan, and 1 inline general exhaust fan.**

Remains **\$23,144.00** due and owing to our client which interest is accruing at the rate of 10% per year.

Dated: 3/12/2009

Signed by:

Steven F. Boucher V.F.

As Agent for Client