

# UNOFFICIAL COPY

## CONTRACTOR'S NOTICE AND CLAIM FOR LIEN



Doc#: 0916034057 Fee: \$35.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 06/09/2009 01:56 PM Pg: 1 of 9

The claimant, Kavanaugh Plumbing Co., Inc., ("Kavanaugh") of Frankfort, Illinois, hereby files a claim for lien against Felvi Corp. Inc., also known as Fel Vi Construction Services, of Elgin, Illinois, (hereinafter referred to as "Contractor"), Pittsfield Development LLC (hereinafter referred to as "Owner"), First Bank (hereinafter referred to as "Lender"), Parkway Bank & Trust Company, ("Parkway") and 55 East Washington Development LLC ("55") and states:

That on July 2, 2008, the Owner, or its predecessor in interest, owned the following described land in the City of Chicago, County Of Cook, State of Illinois, to-wit:

SEE ATTACHED EXHIBIT A.

Address of premises: 55 East Washington St., Chicago, Illinois 60602, Suites 605 and 647.

P.I.N.: 17-10-312-001-0000

Lender, Parkway and 55 are parties that may have an interest in said premises.

On or about July 2, 2008, the Contractor, with the knowledge and consent of the Owner, requested Kavanaugh provide plumbing labor and materials for said premises. Through February 22, 2009, Kavanaugh provided labor and materials having a value of \$48,418.00 for Suite 605, and \$24,720.00 for Suite 647. That the Contractor is entitled to a total of \$58,020.00 in credits leaving due, unpaid and owing the claimant, after allowing all credits, the sum of \$15,118.00, for which, with interest, the claimant claims a lien on said land and improvements.

KAVANAUGH PLUMBING CO., INC.

By *Gene A. Kavanaugh*  
Its: TREASURER

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This document prepared by, and mail to: Martin D. Tasch, Lebow, Malecki & Tasch, LLC, 1200 Jorie Blvd., Suite 329, Oak Brook, IL 60523.

### CERTIFICATION

STATE OF ILLINOIS        )  
  ) ss.  
COUNTY OF COOK        )

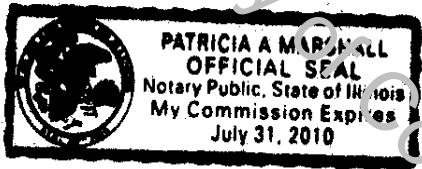
The affiant, SEAN A. KAVANAUGH being first duly sworn on oath, and says that he is TREASURER of Kavanaugh Plumbing Co., Inc., the claimant; that he has read the foregoing claim for lien and knows the contents thereof; and that all the statements therein contained are true.

*Sean A. Kavanaugh*

Subscribed and sworn to before me this 17<sup>th</sup> day of May, 2009.

*Patricia A. Marshall*

Notary Public



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## EXHIBIT A

### Legal Description of the Total Parcel

LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DRARBORN ADDITION TO CHICAGO, A SUBDIVISION IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Property Address: 55 East Washington Street, Chicago, Illinois

PLN: 17-10-312-001-0000

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**EXHIBIT B****Legal Description of the Retail/Office Parcel**

**LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION IN THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.**

**EXCLUDING THE FOLLOWING:****PARCEL 1 (LOBBY AND ELEVATORS):**

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +15.10 FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +29.10 FEET (CHICAGO CITY DATUM) DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT 28.67 FEET WEST OF THE NORTHEAST CORNER OF BUILDING; THENCE SOUTH, A DISTANCE OF 12.42 FEET; THENCE WEST, A DISTANCE OF 38.68 FEET; THENCE NORTH, A DISTANCE OF 17.17 FEET; THENCE EAST, A DISTANCE OF 5.83 FEET; THENCE NORTH, A DISTANCE OF 2.42 FEET; THENCE WEST, A DISTANCE OF 1.83 FEET; THENCE NORTH, A DISTANCE OF 22.83 FEET; THENCE EAST, A DISTANCE OF 34.68 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

**PARCEL 2 (13TH FLOOR):**

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +162.97 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +175.14 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

**PARCEL 3 (14TH FLOOR):**

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +175.14 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +187.37 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

**PARCEL 4 (15TH FLOOR):**

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +187.37 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION

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+189.48 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

**PARCEL 5 (16TH FLOOR):**

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +189.48 FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +211.65 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

**PARCEL 6 (17TH FLOOR):**

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +211.65 FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +223.82 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

**PARCEL 7 (18TH FLOOR):**

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +223.82 FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +238.99 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

**PARCEL 8 (19TH FLOOR):**

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +238.99 FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +248.16 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

**PARCEL 9 (20TH FLOOR):**

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +248.16 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +260.33 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

PARCEL 10 (27TH BLOCK).

THAT PART OF LOTS 11 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 16 IN PORT OF ARBORHURST ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +280.39 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +272.50 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

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**EXHIBIT C****Legal Description of the Residential Parcel****PARCEL 1 (LOBBY AND ELEVATORS):**

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +15.10 FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +29.10 FEET (CHICAGO CITY DATUM) DESCRIBED AS FOLLOWS.:

BEGINNING AT THE POINT 28.67 FEET WEST OF THE NORTHEAST CORNER OF BUILDING; THENCE SOUTH, A DISTANCE OF 42.42 FEET; THENCE WEST, A DISTANCE OF 38.58 FEET; THENCE NORTH, A DISTANCE OF 17.17 FEET; THENCE EAST, A DISTANCE OF 8.83 FEET; THENCE NORTH, A DISTANCE OF 2.42 FEET; THENCE WEST, A DISTANCE OF 1.83 FEET; THENCE NORTH, A DISTANCE OF 22.83 FEET; THENCE EAST, A DISTANCE OF 34.58 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

**PARCEL 2 (13TH FLOOR):**

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS.

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +162.87 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +175.14 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

**PARCEL 3 (14TH FLOOR):**

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +175.14 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +187.31 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

**PARCEL 4 (15TH FLOOR):**

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +187.31 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION

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-199.48 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

PARCEL 5 (16TH FLOOR):

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +199.48 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +211.65 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

PARCEL 6 (17TH FLOOR):

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +211.65 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +223.82 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

PARCEL 7 (18TH FLOOR):

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +223.82 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +235.98 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

PARCEL 8 (19TH FLOOR):

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +235.98 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +247.16 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

PARCEL 9 (20TH FLOOR):

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 15 IN FORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:



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THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +248.18 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +260.33 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS

PARCEL 10 (21TH FLOOR):

THAT PART OF LOTS 13 AND 14 AND THE NORTH 24 FEET OF LOT 12 IN BLOCK 18 IN PORT DEARBORN ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 30, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE FOLLOWING PARCEL OF LAND LYING ABOVE A HORIZONTAL PLANE AT ELEVATION +260.33 FEET FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +272.50 FEET (CHICAGO CITY DATUM) IN COOK COUNTY, ILLINOIS.

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