

# UNOFFICIAL COPY



Doc#: 0920116065 Fee: \$30.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/20/2009 03:10 PM Pg: 1 of 2

## ORIGINAL CONTRACTOR'S MECHANICS' LIEN CLAIM

State of Illinois )  
                          ) ss:  
County of Cook )

Bestway Remodeling and Decorating,  
LLC, Claimant,

v.

Omni National Bank, Owner.

Claim for Lien

(Reserved for Recorders Use Only)

The undersigned claimant, Bestway Remodeling and Decorating, LLC, a corporation duly organized and existing under Illinois law and having its principal place of business at 8832 South Harper, Chicago, County of Cook, Illinois 60619, claims a mechanics' lien on the lot of land described below and improvements on the land under the Illinois Mechanics' Lien Act (770 ILCS 60/0.01 to 60/39). The claimant states as follows:

1. At all times mentioned, Omni National Bank, the above-named owner, owned a lot in Chicago, Cook County, Illinois, commonly known as 6758 South Lowe Avenue, Chicago, Illinois 60621 and described as follows:

THE EAST 120 FEET OF LOT 25 AND THE EAST 120 FEET OF THE SOUTH 15 FEET OF LOT 26 (EXCEPT THAT PART OF SAID PROPERTY IF ANY FALLS IN THE WEST 40 FEET OF LOTS 25 AND 26, AFORESAID) IN BLOCK 1 IN SMITH'S ADDITION TO NORMALVILLE, BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. P.I.N. 20-21-302-037. Commonly known as 6758 South Lowe Avenue, Chicago, IL 60621.

2. The undersigned claimant entered into a written contract with the owner on October 17, 2008. Under this contract, claimant agreed to perform work, labor services and deliver material and fixtures, including but not limited to repair, remodel and/or paint the basement, kitchen, bathroom, front porch, certain windows, all walls, flooring, soffits, gutters, garage, HVAC, electric and plumbing to the improvement of the premises for \$78,600.00, plus any extras that might be contracted for from time to time.
3. Claimant completed the furnishing and performance of all work, labor and services and delivered all material and fixtures required by contract.
4. At the owner's request, claimant contracted to and did furnish and perform additional work, labor and services on, and to deliver extra material and fixtures to, the premises for the amount of \$2,500.00.
5. All of the work, labor, services, material and fixtures was furnished, performed, delivered to and used, in the premises' improvement. The last of the work, labor, services, material, and fixtures, including extras, was delivered and furnished, and the contract was completed on March 27, 2009.
6. \$14,775.00 is due to claimant for the furnishing, performance, and delivery of the work, labor, services, material and fixtures, including extras, after allowing the owner all credits, deductions and set-offs.
7. Claimant now claims a mechanics' lien on the premises and all improvements described above against all persons interested in the premises for \$14,775.00, together with interest, according to the Mechanics' Lien Act.

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
 ) ss:  
COUNTY OF COOK )

The undersigned Affiant, first being duly sworn upon oath deposes and says that he has authority to sign on behalf of Lien Claimant; that he has read the foregoing Claim of Lien, that he knows the contents thereof, and that all the statements therein contained are true.

DATED this 20 day of July, 2009

Gregory G. Bess  
Seal

Gregory Gerald Bess Sr.  
President, Bestway Remodeling and Decorating, LLC

STATE OF ILLINOIS )  
 ) ss:  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for Cook County, in the State of Illinois, do hereby certify Gregory Bess personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered of said instrument as a free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Rhonda D. McLarney  
NOTARY PUBLIC

Prepared By/ Mail to: Christensen & Ehret, LLP  
222 W. Adams St., Suite 2170  
Chicago, IL 60606

Address of Owner: Omni National Bank  
Attn: Kimberly Hendrickson  
6 Concourse Parkway, Suite 2300  
Atlanta, GA 30328



Property of Cook County Clerk's Office