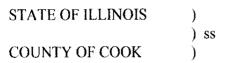
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## SUBCONTRACTOR'S NOTICE OF AND CLAIM FOR MECHANIC'S LIEN





Doc#: 0921518068 Fee: \$30.00 Eugene "Gene" Moore RHSP Fee: \$10.00 Cook County Recorder of Deeds

Date: 08/03/2009 03:57 PM Pa: 1 of 4

SANTUCCI PLUMBING, INC.

Chaimant,

VS.

STANLEY B. STAL! WORTH
SEAWAY BANK AND TRUST COMPANY,
THE NORTHERN TRUST COMPANY,
DONOSO, INC., and
All Unknown Parties with an Interest in the Real Estate

Defendants.

## VIA CERTIFIED MAIL, RETURN RE CEIPT REQUESTED, LIMITED TO ADDRESSEE ONLY TO: See Attached Service List

The Claimant, SANTUCCI PLUMBING, INC., an Il'a ois corporation with an address of 3021 Commercial Avenue, Northbrook, Illinois 60062 ("Claimant"), hereby serves notice of and files its claim for mechanic's lien against: DONOSO, INC., an Illinois corporation with an address of 3701 N. Ravenswood Avenue, Suite 202, Chicago, Illinois ("General Contractor"); STANLEY B. STALLWORTH ("Owner"); SFAWAY BANK AND TRUST COMPANY, mortgagee, THE NORTHERN TRUST COMPANY, mortgagee, and All Unknown Parties with an Interest in the Real Estate.

#### Claimant states as follows:

On or about October, 2007, Owner was the legal title holder of real property commonly known as 3352 South Calumet Avenue, Chicago, in the County of Cook, State of Illinois ("Real Estate") and more fully described as follows:

Lot 35 in Cleaver's Subdivision of Lots 3 to 6, both inclusive, in Block 2 in Dyer and Davisson's Subdivision of the Southeast 1/4 of the Northwest 1/4 of Section 34, Township 39 North, Range 14, East of the Third Principal Meridian in the County of Cook in the State of Illinois.

Permanent Tax Index number: 17-34-122-083-0000

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- 2. Owner entered into a contract with the General Contractor related to certain construction of with respect to the Real Estate, including, but not limited to, various plumbing work. That on or about October, 2007, General Contractor entered into a subcontract ("Subcontract") of which Owner authorized or knowingly permitted to contract, with the Claimant to provide labor, equipment, plumbing services and materials for plumbing work described in Exhibit "A" attached hereto, and made part hereof ("Work") to be performed on or about the Real Estate. And that on April 17, 2009, the Claimant completed the Work.
- 3. The following amounts are due on said Subcontract:

O: iginal Contract	\$67,950.00
Extras/Change Orders	\$11,196.00
Credits	\$0.00
Payments	\$57.900.00

Total Balance Dre \$21,246.00

4. General Contractor, le iving due, unpaid and owning to Claimant after allowing all credits, the sum of Twenty-One Thousand Two Hundred Forty-Six and no Tenths (\$21,246.00) Dollars. 'c: which, with interest, the Claimant claims a lien on said Real Estate, beneficial interests, if any, and improvements, and on the moneys or other considerations du: or to become due from the owner under said contract.

To the extent permitted by law, all waivers of hen heretofore given by Claimant, if any, in order to induce payment not received he hereby revoked. Acceptance of payment by Claimant of part, but not all, of the mount claimed due hereunder shall not operate to invalidate this notice.

Wherefore, Claimant possessing the right by Illinois Statute to a Mechanics Lien on and against the Real Estate herebefore described, serves notice of and files it claim for mechanic's lien.

Santucci Plumbing, Inc., an Illinois corporation

Its: VICE Mesideu

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#### **EXHIBIT A**

### **Original Contract**

- 1. Furnish and install sump pump, check valve and tie into sanitary sewer line
- 2. Furnish and install ejector pit, pump and underground case iron pipe to (2) toilets, (2) lavs, shower with chorology pan, (1) valve with (3) heads, tub, laundry sink, bar sink, Guy-Grey box, and (2) floor drains
- 3. Fu mish and install RHEEM 22VRP75 Power vent hot water heater
- 4. Furnish and install water, waste and vents to fixtures and faucets
- 5. Furnish and install gas to (2) furnaces, (2) fireplaces, dryer, grill and range
- 6. Install sicam unit

### Contract Additions

- 1. Furnish and install drain tile
- Furnish and install record.

  Furnish and install floor drain and install floor drain and install hot tub drain and install steamer pan

  Move main 1 1/2" water line

  Furnish and install steamer pan

  Install ice maker, dishwasher, and dryer

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#### **AFFIDAVIT**

STATE OF ILLINOIS	)
	)
COUNTY OF COOK	ĺ,

The Affiant, being first duly sworn on oath, deposes and states that I am the Vice kestown of the Claimant, Santucci Plumbing, Inc., that I am authorized to execute this Subcontractor's Notice of and Claim for Mechanic's Lien on behalf of Claimant, that I have read the foregoing Subcontractor's Notice of and Claim for Mechanic's Lien and know that contents thereof, and statements contained therein are true.

Subscribed and sworn to before me this <u>13</u>day of July, 2009.

NOTARY PUBLIC

Sandr. L. Thompson
Notary Public
State of Illinois
My Commission Expires
on 02/22/2012