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MECHANIC'S LIEN:
CLAIM

STATE OF ILLINOIS }
 }
COUNTY OF Cook }

Doc#: 0926856102 Fee: \$36.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/25/2009 03:54 PM Pg: 1 of 10

L & W SUPPLY CORPORATION, D/B/A
CHICAGO AREA BUILDING SPECIALTIES (A
DELAWARE CORP)

CLAIMANT

-VS-

565 W. Quincy Condominium Association
SEE ATTACHED SCHEDULE 'A' FOR OWNERS
SEE ATTACHED SCHEDULE 'A' FOR LENDERS
SELLERGREN BROS., INC.

DEFENDANT(S)

The claimant, **L & W SUPPLY CORPORATION, D/B/A CHICAGO AREA BUILDING SPECIALTIES (A DELAWARE CORP)** of Roselle, IL 60172, County of Dupage, hereby files a claim for lien against **SELLERGREN BROS., INC.**, contractor of 425 E. Algonquin Road, Arlington Heights, State of IL and **565 W. Quincy Condominium Association SEE ATTACHED SCHEDULE 'A' FOR OWNERS {hereinafter referred to as "owner(s)} and SEE ATTACHED SCHEDULE 'A' FOR LENDERS {hereinafter referred to as "lender(s)} and states:**

That on or about 09/13/2007, the owner owned the following described land in the County of Cook, State of Illinois to wit:

Street Address: **565 W. Quincy Condominiums 565 W. Quincy Street and 231 S. Jefferson Chicago IL:**

A/K/A: **Parcel 1 - Residential - All Units as shown on Schedule "A" and their undivided percentage interest in the common elements in 565 W. Quincy Condominium as delineated in Condominium Declaration Document #0835831047 recorded 12/23/2008 and amended by that certain First Amendment dated 2/20/2009 and recorded 2/24/2009 as Document #0905531047 and more fully described as follows: SEE ATTACHED LEGAL DESCRIPTION EXHIBIT "A-1"**

Parcel 2 - Commercial - SEE ATTACHED LEGAL DESCRIPTION EXHIBIT "A-2"

A/K/A: **TAX # 17-16-113-010**

and **SELLERGREN BROS., INC.** was the owner's contractor for the improvement thereof. That on or about 09/13/2007, said contractor made a subcontract with the claimant to provide **drywall, steel studs, track and accessories** for and in said improvement, and that on or about 08/21/2009 the claimant completed thereunder all

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that was required to be done by said contract.

In the event an allocation of claim for lien is required by law, claimant claims a lien on each condominium unit set forth in *Schedule "A"* and each commercial unit in accordance to the percentage of ownership interest as it relates to each unit, or by the number of residential and commercial units.

The following amounts are due on said contract:

Contract	\$1,399,034.76
Extras/Change Orders	\$0.00
Credits	\$0.00
Payments	\$1,137,988.95

Total Balance Due \$261,045.81

leaving due, unpaid and owing to the claimant after allowing all credits, the sum of **Two Hundred Sixty-One Thousand Forty-Five and Eighty One Hundredths (\$261,045.81) Dollars**, for which, with interest, the Claimant claims a lien on said land, beneficial interests, if any, 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.

IN WITNESS WHEREOF, the undersigned has signed this instrument on **September 21, 2009**.

**L & W SUPPLY CORPORATION, D/B/A CHICAGO
AREA BUILDING SPECIALTIES (A DELAWARE
CORP)**

BY: *Irene M. French*
Irene M. French Credit Manager *AS AGENT*

Prepared By:

**L & W SUPPLY CORPORATION, D/B/A CHICAGO AREA BUILDING SPECIALTIES (A
DELAWARE CORP)**

303 W. Irving Park Road

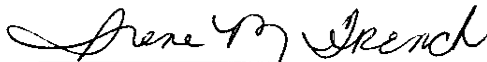
Roselle, IL 60172

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VERIFICATION

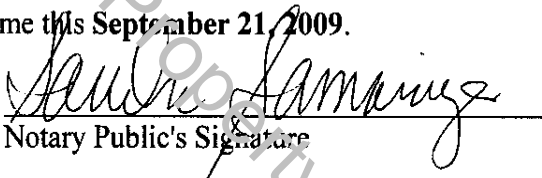
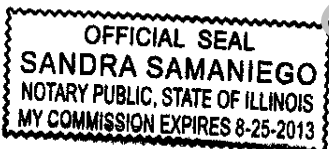
State of Illinois
County of Dupage

The affiant, Irene M. French, being first duly sworn, on oath deposes and says that the affiant is Credit Manager of the claimant; that the affiant has read the foregoing claim for lien and knows the contents thereof; and that all the statements therein contained are true.



Irene M. French Credit Manager AS AGENT

Subscribed and sworn to
before me this September 21, 2009.


Notary Public's Signature

PROPERTY OF COOK COUNTY CLERK'S OFFICE

UNOFFICIAL COPY**EXHIBIT A-1****LEGAL DESCRIPTION OF PARCEL**

THE WEST 10 INCHES OF LOT 15 AND ALL OF LOTS 16, 17, 18, 19, 20 AND 21 TAKEN AS A SINGLE TRACT OF LAND (EXCEPT THAT PART OF SAID TRACT WHICH LIES ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +14.48 FEET CHICAGO CITY DATUM AND WHICH LIES BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +29.23 FEET CHICAGO CITY DATUM AND IS BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT (THE NORTHWEST CORNER OF SAID TRACT ALSO BEING THE NORTHWEST CORNER OF SAID LOT 18); THENCE NORTH 89°-58'-08" EAST ALONG THE NORTH LINE OF SAID TRACT, A DISTANCE OF 60.93 FEET (THE NORTH LINE OF SAID TRACT ALSO BEING THE SOUTH LINE OF W. QUINCY STREET); THENCE SOUTH 05°-45'-28" WEST, 14.83 FEET; THENCE NORTH 84°-14'-32" WEST, 5.83 FEET; THENCE SOUTH 05°-45'-28" WEST, 4.83 FEET; THENCE NORTH 90°-00'-00" WEST, 2.38 FEET; THENCE SOUTH 00°-00'-00" WEST, 20.63 FEET; THENCE NORTH 90°-00'-00" WEST, 8.93 FEET; THENCE SOUTH 00°-00'-00" WEST, 23.03 FEET; THENCE NORTH 90°-00'-00" WEST, 41.33 FEET TO THE WEST LINE OF SAID TRACT (THE WEST LINE OF SAID TRACT ALSO BEING THE EAST LINE OF S. JEFFERSON STREET); THENCE NORTH 00°-28'-30" WEST ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 52.50 FEET TO THE PLACE OF BEGINNING, ALSO EXCEPT THAT PART OF SAID TRACT WHICH LIES ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +14.48 FEET CHICAGO CITY DATUM AND WHICH LIES BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +29.10 FEET CHICAGO CITY DATUM AND IS BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID TRACT (THE SOUTHWEST CORNER OF SAID TRACT ALSO BEING THE SOUTHWEST CORNER OF SAID LOT 19); THENCE NORTH 00°-28'-30" WEST ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 34.63 FEET (THE WEST LINE OF SAID TRACT ALSO BEING THE EAST LINE OF S. JEFFERSON STREET); THENCE SOUTH 90°-00'-00" EAST, 8.83 FEET; THENCE NORTH 00°-00'-00" EAST, 2.32 FEET; THENCE SOUTH 90°-00'-00" EAST, 34.66 FEET; THENCE SOUTH 00°-00'-00" WEST, 3.78 FEET; THENCE SOUTH 90°-00'-00" EAST, 9.91 FEET; THENCE NORTH 00°-00'-00" EAST, 8.04 FEET; THENCE SOUTH 90°-00'-00" EAST, 106.49 FEET TO AN EAST LINE OF SAID TRACT (SAID EAST LINE OF SAID TRACT ALSO BEING THE EAST LINE OF SAID LOT 21); THENCE SOUTH 00°-26'-55" EAST ALONG SAID EAST LINE OF SAID TRACT, A DISTANCE OF 19.25 FEET; THENCE NORTH 90°-00'-00" WEST, 11.14 FEET; THENCE SOUTH 00°-00'-00" WEST, 5.26 FEET; THENCE SOUTH 90°-00'-00" EAST, 5.29 FEET; THENCE SOUTH 00°-00'-00" WEST, 7.71 FEET; THENCE NORTH 90°-00'-00" WEST, 8.94 FEET; THENCE SOUTH 00°-00'-00" WEST, 5.41 FEET; THENCE NORTH 90°-00'-00" WEST, 5.54 FEET; THENCE SOUTH 00°-00'-00" WEST, 3.58 FEET TO THE SOUTH OF SAID TRACT (THE SOUTH LINE OF SAID TRACT ALSO BEING THE NORTH LINE OF W. JACKSON BOULEVARD); THENCE NORTH 90°-00'-00" WEST ALONG THE SOUTH LINE OF SAID TRACT, A DISTANCE OF 139.42 FEET TO THE PLACE OF BEGINNING), ALL IN THE SUBDIVISION OF BLOCK 46 IN SCHOOL SECTION ADDITION TO CHICAGO, IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

UNOFFICIAL COPY**EXHIBIT A-2****LEGAL DESCRIPTION OF TOTAL PARCEL**

THE WEST 10 INCHES OF LOT 15 AND ALL OF LOTS 16, 17, 18, 19, 20 AND 21. IN THE SUBDIVISION OF BLOCK 46 OF SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Except the following parcel of land:

EXHIBIT A-1**LEGAL DESCRIPTION OF PARCEL**

THE WEST 10 INCHES OF LOT 15 AND ALL OF LOTS 16, 17, 18, 19, 20 AND 21 TAKEN AS A SINGLE TRACT OF LAND (EXCEPT THAT PART OF SAID TRACT WHICH LIES ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +14.48 FEET CHICAGO CITY DATUM AND WHICH LIES BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +29.23 FEET CHICAGO CITY DATUM AND IS BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT (THE NORTHWEST CORNER OF SAID TRACT ALSO BEING THE NORTHWEST CORNER OF SAID LOT 18); THENCE NORTH 89°-58'-08" EAST ALONG THE NORTH LINE OF SAID TRACT, A DISTANCE OF 60.93 FEET (THE NORTH LINE OF SAID TRACT ALSO BEING THE SOUTH LINE OF W. QUINCY STREET); THENCE SOUTH 05°-45'-28" WEST, 14.83 FEET; THENCE NORTH 84°-14'-32" WEST, 5.83 FEET; THENCE SOUTH 05°-45'-28" WEST, 4.83 FEET; THENCE NORTH 90°-00'-00" WEST, 2.38 FEET; THENCE SOUTH 00°-00'-00" WEST, 20.63 FEET; THENCE NORTH 90°-00'-00" WEST, 8.93 FEET; THENCE SOUTH 00°-00'-00" WEST, 23.03 FEET; THENCE NORTH 90°-00'-00" WEST, 41.33 FEET TO THE WEST LINE OF SAID TRACT (THE WEST LINE OF SAID TRACT ALSO BEING THE EAST LINE OF S. JEFFERSON STREET); THENCE NORTH 00°-28'-30" WEST ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 62.60 FEET TO THE PLACE OF BEGINNING, ALSO EXCEPT THAT PART OF SAID TRACT WHICH LIES ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +14.48 FEET CHICAGO CITY DATUM AND WHICH LIES BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +29.10 FEET CHICAGO CITY DATUM AND IS BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID TRACT (THE SOUTHWEST CORNER OF SAID TRACT ALSO BEING THE SOUTHWEST CORNER OF SAID LOT 19); THENCE NORTH 00°-28'-30" WEST ALONG THE WEST LINE OF SAID TRACT, A DISTANCE OF 34.63 FEET (THE WEST LINE OF SAID TRACT ALSO BEING THE EAST LINE OF S. JEFFERSON STREET); THENCE SOUTH 90°-00'-00" EAST, 8.83 FEET; THENCE NORTH 00°-00'-00" EAST, 2.32 FEET; THENCE SOUTH 90°-00'-00" EAST, 34.66 FEET; THENCE SOUTH 00°-00'-00" WEST, 3.78 FEET; THENCE SOUTH 90°-00'-00" EAST, 9.91 FEET; THENCE NORTH 00°-00'-00" EAST, 8.04 FEET; THENCE SOUTH 90°-00'-00" EAST, 106.49 FEET TO AN EAST LINE OF SAID TRACT (SAID EAST LINE OF SAID TRACT ALSO BEING THE EAST LINE OF SAID LOT 21); THENCE SOUTH 00°-26'-55" EAST ALONG SAID EAST LINE OF SAID TRACT, A DISTANCE OF 19.25 FEET; THENCE NORTH 90°-00'-00" WEST, 11.14 FEET; THENCE SOUTH 00°-00'-00" WEST, 5.26 FEET; THENCE SOUTH 90°-00'-00" EAST, 5.29 FEET; THENCE SOUTH 00°-00'-00" WEST, 7.71 FEET; THENCE NORTH 90°-00'-00" WEST, 8.94 FEET; THENCE SOUTH 00°-00'-00" WEST, 5.41 FEET; THENCE NORTH 90°-00'-00" WEST, 5.54 FEET; THENCE SOUTH 00°-00'-00" WEST, 3.58 FEET TO THE SOUTH OF SAID TRACT (THE SOUTH LINE OF SAID TRACT ALSO BEING THE NORTH LINE OF W. JACKSON BOULEVARD); THENCE NORTH 90°-00'-00" WEST ALONG THE SOUTH LINE OF SAID TRACT, A DISTANCE OF 139.42 FEET TO THE PLACE OF BEGINNING), ALL IN THE SUBDIVISION OF BLOCK 46 IN SCHOOL SECTION ADDITION TO CHICAGO, IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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CAC File #090929725 SCHEDULE "A" Pg 1 of 5

L & W Supply Corporation d/b/a Chicago Area Building Specialties vs.
Selligren Bros., Inc.

Unit	Owner	Mortgage
501	Samuel M. Kadziela; Christina Kadziela	Belgravia Mortgage Group, LLC
503	Jeffery Chappo; Maggie Chappo	Wells Fargo Bank, NA
505	Ryan Knickerbocker	Belgravia Mortgage Group, LLC
509	Myles A. VanderWeele	Wells Fargo Bank, NA
513	Jeffrey W. Ward; William J. Ward and Anna Mae Ward	Belgravia Mortgage Group, LLC
603	Gerardo Pulido Perez	Wells Fargo Bank, NA
605	Kelly A. Stickle	Belgravia Mortgage Group, LLC
608	Thomas R. O'Brien; Gael A. O'Brien	Wells Fargo Bank, NA
609	Christopher A. Colaw	Belgravia Mortgage Group, LLC
613	Don C. Calvin	Wells Fargo Bank, NA
614	Mark Grossman; Judith Grossman	Belgravia Mortgage Group, LLC
616	Jeremy M. Norman; Raechelle E. Delarmente	Belgravia Mortgage Group, LLC
703	Ryan M. Pierce; Lauren E. Pierce	Wells Fargo Bank, NA
705	Geraldine R. Henderson	Fifth Third Mortgage Company
708	Sherina Smith	Wells Fargo Bank, NA
713	Ryan E. Ransford	Wells Fargo Bank, NA
716	Glenn A. Mish	Wells Fargo Bank, NA
805	Jason W. Aberle; Vanessa A. Estler	Wells Fargo Bank, NA
807	Eugene Choi; Sung Lee Choi	Belgravia Mortgage Group, LLC
808	Jeremy Smith; Cynthia Smith	Wells Fargo Bank, NA
809	Sergej Henning; Alison L. Burns	Wells Fargo Bank, NA
813	Jenna Lee	Wells Fargo Bank, NA
903	Veena Linganna	Belgravia Mortgage Group, LLC
905	Matthew D. Coen	Belgravia Mortgage Group, LLC
906	Kapil Vashistha; Tania Sharma	Wells Fargo Bank, NA
907	Bradley J. Goodman; Hillary Saxon	Wells Fargo Bank, NA
908	Brittany Lothe	Wells Fargo Bank, NA
910	Jason Goertz; Debra Goertz; Charles Goertz	Belgravia Mortgage Group, LLC

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<p>SCHEDULE "A" pg. 2 of 5</p> <p>Jason P. Neubauer; David F. Neubauer</p> <p>Charles K. Swanson, as Trustee of the Charles K. Swanson Trust dated 11/28/2006</p> <p>Inyoung Choi; Suk Min Choi</p> <p>Frederick M. Christiano; Erica Badie;</p> <p>Linda J. Christiano; Frederick Christiano, Sr.</p> <p>Michael T. Terzis; Emily L. Tillack</p> <p>Slawomir S. Tomala; Elzbieta E. Tomala, as Trustees under the Slawomir S. Tomala and Elzbieta E. Tomala Declaration of Trust dated 11/17/1995</p> <p>Atif Rafi</p> <p>Carl M. Szentendrei; Martina M. Matthews</p> <p>Candace Weisbrod</p> <p>Todd D. Schmitt</p> <p>Justin Sumulong</p> <p>Rosemarie A. Donovitch</p> <p>Jeffrey T. Gibbs; Brian C. Gibbs</p>	<p>Belgravia Mortgage Group, LLC</p> <p>Wells Fargo Bank, NA</p> <p>Austin Bank of Chicago; MERS*, as nominee for Guaranteed Rate, Inc.</p> <p>Belgravia Mortgage Group, LLC</p> <p>Wells Fargo Bank, NA</p> <p>Wells Fargo Bank, NA</p> <p>Wells Fargo Bank, NA</p> <p>Wells Fargo Bank, NA</p> <p>Wells Fargo Bank, NA</p> <p>MERS*, as nominee for Pacor Mortgage Corp.</p> <p>Wells Fargo Bank, NA</p> <p>Bank of America, NA</p>
<p>911</p> <p>913</p> <p>915</p> <p>916</p> <p>1007</p> <p>1008</p> <p>1011</p> <p>1012</p> <p>1015</p> <p>1114</p> <p>1115</p> <p>1117</p> <p>1213</p>	<p>Quincy Condominium, LLC</p> <p>Unsold Units</p> <p>502, 504,</p> <p>506, 507,</p> <p>508, 510,</p> <p>511, 512</p> <p>515,516,</p> <p>517, 518,</p> <p>601, 602,</p> <p>604, 606,</p> <p>607, 610,</p> <p>611, 612,</p>

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Bank of America, NA

SCHEDULE "A" Pg. 3 of 5
Quincy Condominium, LLC

- 615, 617,
- 618, 701,
- 702, 704,
- 706, 707,
- 709, 710,
- 711, 712,
- 714, 715,
- 717, 718,
- 801, 802,
- 803, 804,
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- 1109, 1110,
- 1111, 1112,
- 1113, 1116
- 1201, 1202

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Bank of America, NA

SCHEDULE "A" Pg. 4 of 5
Quincy Condominium, LLC

- 1203, 1204,
- 1205, 1206,
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SCHEDULE "A" Pg. 5 of 5
Quincy Condominium, LLC

Bank of America, NA

- 1517,
- 1601, 1602,
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Property of Cook County Clerk's Office