

# UNOFFICIAL COPY



Doc#: 1003954065 Fee: \$30.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/08/2010 03:40 PM Pg: 1 of 3

## ORIGINAL CONTRACTOR'S CLAIM FOR MECHANICS LIEN

STATE OF ILLINOIS        )  
                                  )  
COUNTY OF COCK        )        ss:

The claimant, Rex Electric & Technologies, LLC, an Illinois corporation (Claimant), with an address at 230 W. Monroe Street, Suite 1150, Chicago, IL 60606, by and through its attorneys, Serpe, Dizonno & Associates, Ltd., hereby files its original contractor's claim for mechanics lien on the Real Estate (as hereinafter described) and against the interest of the following entity in the Real Estate (Owner):

VHS of Illinois, Inc., a Delaware corporation, d/b/a Vanguard Health Systems, Inc., a Delaware corporation, both having an address of 20 Burton Hills Boulevard, Suite 100, Nashville, TN 37215 (hereinafter collectively "Vanguard"),

and any person claiming an interest in the Real Estate (as hereinafter described) by, through, or under Owner.

Claimant states as follows:

1. Since on or about May 18, 2004, and subsequently, Owner owned fee simple title to the Real Estate (including all land and improvements thereon) (Real Estate) in Cook County, Illinois, commonly known as 3247-49 Windsor, Berwyn, Illinois, and 3251 Oak Park Avenue, Berwyn, Illinois, legally described as follows:

PARCEL 1:

LOTS 27 TO 34, BOTH INCLUSIVE IN BLOCK 11 IN BERWYN, A SUBDIVISION IN SECTION 31, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOTS 1 TO 23, INCLUSIVE, IN BLOCK 7; ALSO,

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ALL OF THE NORTH/SOUTH VACATED ALLEY, BY ORDINANCE RECORDED OCTOBER 30, 1952 AS DOCUMENT 15473016; ALSO,

ALL OF THE EASTERLY/WESTERLY VACATED ALLEY, VACATED BY ORDINANCE RECORDED APRIL 10, 1981 AS DOCUMENT 25835278, IN BERWYN, BEING A SUBDIVISION IN SECTION 31, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

ALL OF LOTS 1 TO 23, BOTH INCLUSIVE AND LOTS 35 TO 46, BOTH INCLUSIVE IN BLOCK 11 IN BERWYN, A SUBDIVISION IN SECTION 31, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN; ALSO,

ALL THAT PART OF VACATED 33<sup>RD</sup> STREET, VACATED BY DOCUMENT 25835276 AND LYING NORTH OF SAID BLOCK 11; ALSO,

THE EAST/WEST VACATED ALLEY IN SAID BLOCK 11, VACATED BY DOCUMENT 25835275; ALSO,

THAT PART OF THE NORTH/SOUTH VACATED ALLEY IN SAID BLOCK 11, VACATED BY DOCUMENT 25835277 AND 97758584, LYING NORTH OF THE SOUTH LINE OF LOT 27 EXTENDED EASTERLY, IN COOK COUNTY, ILLINOIS.

The permanent real estate tax numbers are: 16-31-215-009-0000, 16-31-215-016-0000 and 16-31-215-017-0000.

2. Claimant made a contract (Contract) dated March 2, 2009 with Vanguard, under which Claimant agreed to provide all necessary labor, material, and services as general contractor to provide demolition, lighting fixtures, power, and power branches at specified patient rooms and nurses' stations within MacNeal Hospital, which is located upon the Real Estate, for the original contract amount of \$32,000.00.

3. The Contract was entered into by Vanguard as Owner of the property, Owner's agent or an entity authorized by Owner or knowingly permitted by Owner, and the work was performed with the knowledge and consent of Owner.

4. Claimant performed additional work in the amount of \$34,305.00 at the request of Owner, Owner's agent or an entity authorized by Owner or knowingly permitted by Owner so that the final adjusted contract sum was \$66,305.00.

5. Claimant completed the work for which Claimant claims a lien on May 17, 2009.

6. As of the date hereof, there is due, unpaid, and owing to Claimant, after allowing all credits, the principal sum of \$18,934.00, which principal amount bears interest at the

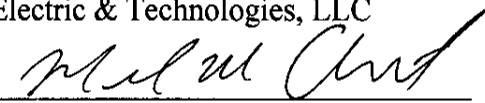
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statutory rate of 10 percent per annum. Claimant claims a lien on the Real Estate (including all land and improvements thereon) in the amount of \$18,934.00 plus interest.

7. Claimant revokes any waiver of rights for which Claimant has not received payment.

Dated: February 8, 2010

Rex Electric & Technologies, LLC

By:   
One of its attorneys

This document has been prepared by and after recording should be returned to:

Ferdinand P. Serpe  
Nicholas V. Dizonno  
Serpe, Dizonno & Associates, Ltd.  
1317 S. 1st. Avenue  
Maywood, IL 60153

### VERIFICATION

STATE OF ILLINOIS        )  
  ) ss:  
COUNTY OF COOK        )

Michael A. Segreti, being first duly sworn on oath, states that he is Partner/CFO of Claimant, Rex Electric & Technologies, Inc., an Illinois corporation, that he is authorized to sign this verification to the foregoing original contractor's claim for mechanics lien, that he has read the original contractor's claim for mechanics lien, and that the statements contained therein are true.

  
Michael A. Segreti

Subscribed and sworn to before me  
February 8, 2010.

\_\_\_\_\_  
Notary Public