

SUBCONTRACTOR'S CLAIM FOR LIEN

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STATE OF ILLINOIS)
COUNTY OF Cook) SS.

Custom Cut Woodwork, Inc.



Doc#: 1005731074 Fee: \$32.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/26/2010 12:34 PM Pg: 1 of 6

Claimant

v.

30 North LaSalle, LP; Dahl & Bonadies, LLC; Mortgage Electronic Registration Systems, Inc.; as nominee for U.S. Bank, N.A., solely as Trustee in such capacity for Maiden Land Commercial Mortgaged-Backed Securities Trust 2008 (as successor-Deedholder in-interest to Bear Stearns Commercial Mortgage, Inc.) Krahl (**)

(The Above Space For Recorder's Use Only)

NOTICE AND CLAIM FOR LIEN IN AMOUNT OF \$60,147.00

The Claimant Custom Cut Woodwork, Inc. of the City of Chicago County of Cook State of Illinois hereby file a notice and Claim for Lien against Krahl Associates, Inc., d/b/a Krahl Construction Contractor of the City of Chicago County of Cook State of Illinois, and 30 North LaSalle L.P. owner of the property commonly known as: 20 North LaSalle Street, Chicago, IL ("Job Site") County of Cook State of Illinois

That on the 14th day of August, 2009, said last named person was the owner of the following described land in the County of Cook State of Illinois to wit:

See legal description and pin# attached hereto as Exhibit A.

a Section 9, Township 39 North, Range 14, and their Contractor for the improvement thereof.

That on the 14th day of August, 2009, said Contractor made a subcontract with the Claimant to (1) furnish and install all millwork and related accessories including tack panels per the Garnett Drawings dated 7/14/09 and proposal 19502C ("Millwork") for the contract sum of \$54,027.00 for the Dahl & Bonadies, LLC location on the 15th floor of the building at 30 N. LaSalle Street, Chicago, Illinois.

for and in said improvement, and that, on the 19th day of November, 2009, the Claimant completed thereunder (2) all Millwork including extra work per 2 charge orders for the additional sum of \$1,237.00 and \$4,885.00 respectively.

** Associates Inc., d/b/a Krahl Construction; Tishman Speyer Properties; Wachovia Bank; DekaBank Deutsche Girozentrale

UNOFFICIAL COPY

Subcontractor's Claim for Lien

*That, at the special instance and request of said Contractor____, the Claimant____ furnished extra and additional materials at and extra and additional labor on said premises of the value of \$ 6,122.00 as fully set forth in an account thereof herewith filed and made part hereof, marked Exhibit____, and did complete the same on the 19th day of November, 2009 A.D. 1909

~~That neither said owner, nor his agent, architect or superintendent can, upon reasonable diligence, be found in said County so as to serve upon either of them personally a notice hereof in accordance with the statute in such cases made and provided.~~

That said Contractor____ entitled to credits on account thereof as follows: None

leaving due, unpaid and owing to the Claimant____, after allowing all credits, the sum of \$ 60,147.00 for which, with interest, the Claimant____ claims a lien on said land and improvements, against said Contractor____ and owner____

CUSTOM CUT WOODWORK, INC.

Signature_____

Robert Heiberger, President

(If a firm, sign firm name.)

(1) State what the claimant____ was to do (2) "As required said contract to be done:" or "delivery of materials to the value of \$____" or "labor to the value of \$____" as fully set forth in an account thereof, herewith filed and made part hereof, marked Exhibit____.
* if extras, fill out; if no extras, strike out.

Mail to: David B. Pogrund
Name Stone Pogrund & Korey LLC
Address 1 East Wacker Drive, #2610
Chicago, IL 60601

This instrument prepared by David B. Pogrund
Name Stone Pogrund & Korey LLC
Address 1 East Wacker Drive, #2610
Chicago, IL 60601

STATE OF ILLINOIS)
COUNTY OF Cook) SS

I, Robert Heiberger

being first duly sworn on oath deposes and says, that he is the President

of the Claimant____; that he has read the foregoing notice and Claim for Lien, knows the contents thereof, and that all the statements therein contained are true.

Robert Heiberger-President

Subscribed and sworn to before me this _____ day of _____ A.D. 19____.

Notary Public

UNOFFICIAL COPY

Contractor's Claim for Lien

That, at the special instance and request of said Contractor _____, the Claimant _____, furnished extra and additional materials at and extra and additional labor on said premises of the value of \$ 6,128.00 as fully set forth in an account thereof herewith filed and made part hereof, marked Exhibit _____, and did complete the same on the 19th day of November, 2009 A.D. 19

That neither said owner, nor his agent, architect or superintendent can, upon reasonable diligence, be found in said County so as to serve upon either of them personally a notice hereof in accordance with the statute in such cases made and provided.

That said Contractor _____ entitled to credits on account thereof as follows: None

leaving due, unpaid and owing to the Claimant _____, after allowing all credits, the sum of \$ 60,147.00 for which, with interest, the Claimant _____ claims _____ a lien on said land and improvements, against said Contractor _____ and owner _____

CUSTOM CUT WOODWORK, INC.

Signature Robert Heiberger

Robert Heiberger, President

(If a firm, sign firm name.)

(1) State what the claimant _____ was to do (2) "As required said contract to be done:" or "delivery of materials to the value of \$ _____" or "labor to the value of \$ _____" as fully set forth in an account thereof, herewith filed and made part hereof, marked Exhibit _____.
* If extras, fill out; if no extras, strike out.

Mailed to David B. Pogrund
Name Stone Pogrund & Korey LLC
Address 1 East Wacker Drive, #2610
Chicago, IL 60601

This instrument prepared by David B. Pogrund
Name Stone Pogrund & Korey LLC
Address 1 East Wacker Drive, #2610
Chicago, IL 60601

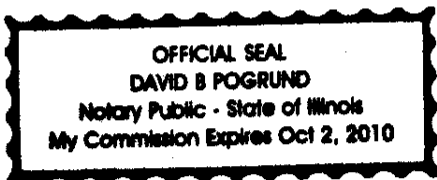
STATE OF ILLINOIS)
COUNTY OF Cook) SS

Subscribed and sworn to before me this _____ day of _____, 20
by Robert Heiberger the President

of the Claimant _____; that he has read the foregoing notice and Claim for Lien, knows the contents thereof, and that all the statements therein contained are true.

Robert Heiberger
Robert Heiberger-President

Subscribed and sworn to before me this 15th day of February, 2010 A.D. 19



[Signature]
Notary Public

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, **DAVID B. POGRUND**, being first duly sworn on oath, depose and state as follows:

1. That I am one of the attorneys and agents of **Custom Cut Woodwork, Inc.** and I am authorized to make this Affidavit.
2. That on February 16, 2010 I sent a copy of this Subcontractor's Notice and Claim for Lien to the following entities at the addresses listed below by depositing same in the U.S. Mail, proper postage prepaid, **Certified Mail, Return Receipt Requested and Regular First Class Mail.**
3. See below:

**CERTIFIED MAIL RETURN RECEIPT
REQUESTED AND REGULAR FIRST CLASS MAIL**

GENERAL SUBCONTRACTOR

Krahl Associates, Inc., d/b/a
Krahl Construction c/o
Harold Rosen, Registered Agent
55 W. Monroe Street, #3600
Chicago, IL 60603

OWNER

30 North LaSalle LP
30 North LaSalle Street
Chicago, Illinois

Tishman Speyer Properties c/o
National Registered Agents Inc.
200 West Adams Street
Chicago, IL 60606

LENDERS

Mortgage Electronic Registration Systems, Inc.;
As nominee for U.S. Bank, N.A., solely as Trustee
In such capacity for Maiden Land Commercial
Mortgaged-Backed Securities Trust 2008 (as
Successor-in-interest to Bear Stearns
Commercial Mortgage, Inc.), c/o
CT Corporation Systems
208 S. LaSalle Street
Suite 814
Chicago, IL 60604

Wachovia Bank
One Wachovia Center
South College Street, Suite 4000
Charlotte, North Carolina 28288-0013

DekaBank Deutsche Girozentrale
1330 Ave. of the Americas, #24
New York, NY 10019-5443

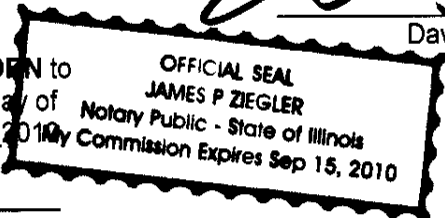
TENANTS

Dahl & Bonadies, LLC c/o
James E. Dahl, Registered Agent
30 N. LaSalle Street
Suite 1500
Chicago, IL 60602

David B. Pogrund

SUBSCRIBED and SWORN to
before me this 16 day of February

Notary Public



UNOFFICIAL COPY**PROPERTY REPORT CONTINUED****ORDER NUMBER:**

PARCEL 1: A. THE LEASEHOLD ESTATE CREATED BY THE INSTRUMENT HEREIN REFERRED TO AS THE LEASE, EXECUTED BY NORTHERN TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 28, 1918 & KNOWN AS TRUST NUMBER 2-4251, AS LESSOR, AND LASALLE NATION BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 30, 1967 AND KNOWN AS TRUST NUMBER 37400, AS LESSEE, DATED NOVEMBER 27, 1968, WHICH LEASE WAS RECORDED FEBRUARY 21, 1969 AS DOCUMENT 20762823, AS AMENDED BY AGREEMENT DATED AUGUST 15, 1972 AND RECORDED ON SEPTEMBER 17, 1972 AS DOCUMENT 22049734 AND AS FURTHER AMENDED BY AGREEMENT DATED AUGUST 23, 1972 AND RECORDED SEPTEMBER 13, 1972 AS DOCUMENT 22049735, WHICH LEASE DEMISES THE FOLLOWING DESCRIBED LAND, EXCEPT THE BUILDING, STRUCTURES, IMPROVEMENTS AND FIXTURES LOCATED ON SAID LAND, FOR A TERM OF YEARS BEGINNING DECEMBER 1, 1968 AND ENDING NOVEMBER 30, 2067, BY TRUSTEE'S DEED RECORDED FEBRUARY 28, 2003 AS DOCUMENT 030286944 LASALLE BANK, N.A., AS SUCCESSOR TRUSTEE TO AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST 123045-07 CONVEYED ITS INTEREST IN SAID LEASE TO IL-30 N. LASALLE STREET, L.L.C. AND FURTHER ASSIGNED TO 30 NORTH LASALLE, L.P. BY IL-30 N. LASALLE ST., LLC, DATED AUGUST 24, 2007 AND RECORDED SEPTEMBER 4, 2007 AS DOCUMENT 0724760037 IN THE FOLLOWING DESCRIBED PROPERTY:

THE SOUTH 80 FEET OF LOT 1 AND THE SOUTH 80 FEET OF THE EAST 20 FEET OF LOT 2, ALL IN BLOCK 55 IN THE ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

B. THE BUILDING, STRUCTURES, IMPROVEMENTS, AND FIXTURES LOCATED ON THE FOLLOWING:

THE SOUTH 80 FEET OF LOT 1 AND THE SOUTH 80 FEET OF THE EAST 20 FEET OF LOT 2, ALL IN BLOCK 55 IN THE ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE FEE ESTATE IN LOT 1 (EXCEPT THE SOUTH 80 FEET THEREOF) AND THE EAST 20 FEET OF LOT 2 (EXCEPT THE SOUTH 80 FEET THEREOF), ALL IN BLOCK 55 IN THE ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3: THE FEE ESTATE IN LOT 2 (EXCEPT THE EAST 20 FEET THEREOF) IN BLOCK 55 IN ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Continued on next page

EXHIBIT A

UNOFFICIAL COPY**PROPERTY REPORT CONTINUED****ORDER NUMBER:**

PARCEL 4: A. THE LEASEHOLD ESTATE CREATED BY THE INSTRUMENT HEREIN REFERRED TO AS THE LEASE, EXECUTED BY: LASALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED AUGUST 10, 1972 AND KNOWN AS TRUST NUMBER 44540, AS LESSOR, AND AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 7, 1969 AND KNOWN AS TRUST NUMBER 28985, AS LESSEE, DATED AUGUST 23, 1972, WHICH LEASE WAS RECORDED SEPTEMBER 13, 1972 AS DOCUMENT 22049737, WHICH LEASE DEMISES THE FOLLOWING DESCRIBED LAND, EXCEPT THE BUILDING, STRUCTURES, IMPROVEMENTS, AND FIXTURES LOCATED ON THE SAID LAND, FOR A TERM OF YEARS BEGINNING AUGUST 23, 1972 AND ENDING NOVEMBER 30, 2067; ASSUMED BY LRP THIRTY NORTH LIMITED PARTNERSHIP, BY ASSIGNMENT AND ASSUMPTION OF GROUND LEASES AND RELATED DOCUMENTS DATED FEBRUARY 3, 1994 AND RECORDED FEBRUARY 4, 1994 AS DOCUMENT 94119230; ASSIGNED TO AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST 123045-07 BY ASSIGNMENT AND ASSUMPTION OF GROUND LEASE AND RELATED DOCUMENTS DATED JUNE 13, 1997 AND RECORDED JUNE 13, 1997 AS DOCUMENT 97425054; BY TRUSTEE'S DEED RECORDED FEBRUARY 28, 2003 AS DOCUMENT 030286944, LASALLE BANK, N.A., AS SUCCESSOR TRUSTEE TO AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST 123045-07 CONVEYED ITS INTEREST IN SAID LEASE TO IL-30 N. LASALLE STREET, L.L.C. AND FURTHER ASSIGNED TO 30 NORTH LASALLE, L.P. BY IL-30 N. LASALLE STREET, L.L.C. DATED AUGUST 24, 2007 RECORDED AS DOCUMENT 0724760037 IN THE FOLLOWING DESCRIBED PROPERTY:

THE EAST 40 FEET OF LOT 3 IN BLOCK 55 IN ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

B. THE BUILDING, STRUCTURES, IMPROVEMENTS, AND FIXTURES LOCATED ON THE FOLLOWING DESCRIBED LAND:

THE EAST 40 FEET OF LOT 3 IN BLOCK 55 IN ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 5: THE FEE ESTATE IN THE EAST 40 FEET OF LOT 3 IN BLOCK 55 IN ORIGINAL TOWN OF CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBERS: 17-09-457-007-0000, 17-09-457-008-0000, AND 17-09-457-009-0000