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STATE OF ILLINOIS
COUNTY OF COOK

MECHANIC'S LIEN DOCUMENT

SUBCONTRACTOR AND CLAIMANT:

Continental Window & Glass, Inc.
4311 West Belmont Avenue
Chicago, IL 60641

CONTRACTOR:

Ziggy Clark
5425 W. Wilson
Chicago, IL 60630

OWNER OF PREMISES:

Metropolitan Bank & Trust Company as
Trustee under trust agreement dated November
18, 2008 and known as trust number 2616

STREET ADDRESS OF PREMISES:

2648 West Luther Street
Chicago, IL 60608

1. The Subcontractor and Contractor entered into a contract by the terms of which the Subcontractor agreed to furnish and install windows in the Owner's Premises and the Contractor agreed to pay the Subcontractor for such materials and services.
2. A copy of the contract is attached as Exhibit "A".
3. The street address of the Premises is set forth above. The legal description of the Premises is contained in an attached document designated Exhibit "B".
4. The Contractor owes the Subcontractor \$3,400.00 on this project.
5. Demand has been made upon the Contractor to pay the Subcontractor this amount but the contractor has failed to do so.
6. The Subcontractor completed its contract on January 10, 2010.
7. The materials and services furnished by the Subcontractor were incorporated into the Premises and enhanced the value of the Premises.

WHEREFORE, THE Subcontractor does hereby file a Mechanic's lien against

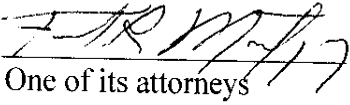


Doc#: 1009003039 Fee: \$32.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/31/2010 12:44 PM Pg: 1 of 6

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the Owner's Premises in the amount of \$3,400.00.

Continental Window & Glass, Inc.

By: 
One of its attorneys

Law Office of Frank R. Montgomery
1275 W. Roosevelt Road, Ste. 119
West Chicago, IL 60185
Phone (630) 439-1025
Fax (630) 439-1024
Atty. No. 19286

Property of Cook County Clerk's Office



Continental Window & Glass

1960

4311 W. Belmont Avenue • Chicago, Illinois 60641
(773) 794-1600 • Fax: (773) 794-9916

Home Phone 312 218 3030
Office Phone _____
Cell _____
Fax 312 455 0642
Date 10/6/09

Home Improvement Contract

Continental Window & Glass hereby sells and Buyer (meaning all undersigned buyers, jointly and severally) hereby purchases, the following described goods and services, which are to be furnished or used in the improvement of the below-described real property:

Buyer's Name BIL KOWALSKI
Street/City/State/Zip 2649 LUTER
Description of Goods and Services CHICAGO

INSTALL NEW 21Wx42 WINDOWS
(5) PC (3) DH (2) PW
WHITE WOOD
APPROX ALUMINUM
WOOD INSIDE TRIM
WHITE BRDR

10-9-2009
Additional charge
for wood work (New wood frames)
\$400.00 New Balance \$3,400.00

Buyer agrees to pay Continental Window and Glass for all labor, material, and services to be furnished by Continental Window and Glass to buyer, under the terms of this Contract. No verbal agreements or changes are to be recognized.

OCT 9, 2009
Completion Date

TOTAL PRICE 3000 DEPOSIT _____ BALANCE 3000
\$'s Due _____ when installation starts \$'s due 3,400.00 on completion

Continental Window and Glass
By: [Signature] Buyer [Signature]

Home Repair License #142 6216
Our Insurer: State Farm Insurance, George Rapinchuk (630) 941-9405
BUYER AGREES TO PAY CONTINENTAL WINDOW AND GLASS REASONABLE ATTORNEY FEES AND ALL COSTS, TOGETHER WITH INTEREST AT THE RATE OF 1% PER MONTH ON THE UNPAID BALANCE, INCURRED BY CONTINENTAL WINDOW AND GLASS IN THE COLLECTION OR ENFORCEMENT OF THE DEBT.

UNOFFICIAL COPY**CHICAGO TITLE INSURANCE COMPANY**

505 E. NORTH AVE., CAROL STREAM, IL 60188

(800)284-7545

TRACT INDEX SEARCH

A.R.M. & ASSOCIATES
 1275 WEST ROOSEVELT ROAD
 SUITE 119
 WEST CHICAGO, ILLINOIS 60185
 MIKE@COLLECTIT.COM

Order No.: 1408 H25222607 HE
 Cover Date: JANUARY 26, 2010
 Ref: 2648 W. LUTHER ST.

ST

Legal Description of Land Searched: (See Attached)

Permanent Tax Number (P.I.N.):
 16-25-218-032-0000

Street Address of Land Search (as furnished by Applicant):
 2648 W. LUTHER ST.
 CHICAGO, ILLINOIS 60608

Grantee(s) in last recorded conveyance:
 SEE BELOW

In accordance with the application, a search of tract indices discloses the following items. With respect to residential properties, we may not have shown mortgages, trust deeds, or other liens which were eliminated by transactions closed through CTIC or Chicago Title and Trust Company.

DEED DATED MAY 5, 2009 AND RECORDED MAY 14, 2009 AS DOCUMENT NO. 0913433070 FROM WILLIAM A. KOWALSKI, GRANTOR(S) TO METROPOLITAN BANK AND TRUST COMPANY, TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 18, 2008 AND KNOWN AS TRUST NUMBER 2616, GRANTEE(S).

LIEN IN FAVOR OF CITY OF CHICAGO DEPARTMENT OF WATER MANAGEMENT AGAINST 2648 W. LUTHER ST RECORDED MARCH 6, 2009 AS DOCUMENT NUMBER 090633074 IN THE AMOUNT OF \$877.77.

CHICAGO TITLE INSURANCE COMPANY

By: _____

SEE ATTACHED FOR TERMS AND CONDITIONS OF SEARCH AND EXPLANATION OF ABBREVIATIONS
 This is not a title insurance policy, guarantee, or opinion of title and should not be relied upon as such.

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CHICAGO TITLE INSURANCE COMPANY

505 E. NORTH AVE., CAROL STREAM, IL 60188

TRACT INDEX SEARCH

Order No.: 1408 H25222607 HE

Additional Tax Numbers:

Legal Description:

LOT 76 IN CYRUS H. MCCORMICK ESTATE SUBDIVISION OF BLOCK 11 IN S. J. WALKER'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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FROM :

FAX NO.

AFFIDAVIT OF CLAIM

VERIFIED BY CERTIFICATION

Under penalties as provided by law pursuant to **Chapter 735 ILCS Section 5/1-109** of the **Illinois Code of Civil Procedure**, the undersigned certifies that the following statements set forth herein are true and correct:

1. I am over the age of 18, under no legal disability, and, if called upon to testify at the trial of this matter, would be able to competently testify as to the facts set forth herein.

2. *a. I am a sole proprietor doing business as _____;

*b. _____ and I are partners doing business as _____; OR

*c. I am the General Manager of Continental Window & Glass,
(Job Title) (Name of Creditor)

a corporation or limited liability company formed under the laws of the State of _____.

3. In my capacity as General Manager, I have personal knowledge of the
(Job Title)

account balance due from Bill Kowalski / Ziggy Ciszek, upon which
(Name of Debtor(s))

Plaintiff's Complaint is based.

4. Bill Kowalski / Ziggy Ciszek is/are indebted to
(Name of Debtor(s))

Continental Window & Glass in the amount of \$ 3,400, plus
(Name of Creditor)
interest and attorneys' fees in accordance with Illinois Statute and/or the contract between the parties, if applicable; no part thereof has been paid or satisfied; and there are no offsets or counterclaims.

5. Pursuant to Supreme Court Rule 222:

This claim [DOES _____] [DOES NOT _____] EXCEED \$50,000.00.

SIGNATURE:

Justyna J. Szejkowski

PRINT NAME:

JUSTYNA J. SEJJKOWSKI

TITLE:

General Manager

DATED:

Feb 22, 2010

*COMPLETE ONLY THE APPLICABLE PARAGRAPH (a, b, OR c)