

UNOFFICIAL COPY

SUBCONTRACTOR'S NOTICE AND CLAIM FOR MECHANICS LIEN



STATE of ILLINOIS COUNTY of COOK

Doc#: 1016148029 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/10/2010 01:42 PM Pg: 1 of 2

STATE OF ILLINOIS) SS
COUNTY OF COOK)

Competitive Door & Supply Co.,
Claimant

VS

Roosevelt Square II LP; 2 Knights, LLC, d/b/a Cafe 1.61; Abco Development, Inc.;
and all other(s) owning or claiming an interest in the hereinafter-described real property,
Defendants

NOTICE AND CLAIM FOR LIEN IN THE AMOUNT OF **\$6,533.34**

THE CLAIMANT, Competitive Door & Supply Co., 7744 West Monroe, Forest Park, Illinois, hereby files a notice and claim for mechanics lien, as hereinafter more particularly stated, against Abco Development, Inc., contractor, 75 Gaylord Street, Elk Grove Village, Illinois, and against Roosevelt Square II LP and 2 Knights, LLC, d/b/a Cafe 1.61, and all other(s) owning or claiming an interest in the following-described real property, and states:

THAT, at all relevant times, Roosevelt Square II LP and 2 Knights, LLC, d/b/a Cafe 1.61, and all other(s) owning or claiming an interest in the following-described real property, or any of them, owned an interest(s) subject to a claim for lien pursuant to the Illinois Mechanics Lien Act in the following-described real property, to wit:

Lot 66 in Roosevelt Square Subdivision Phase Two, Plat One, being a subdivision of part of the south half of the east half of the southwest quarter of Section 17, Township 39 North, Range 14, east of the Third Principal Meridian, in Cook County, Illinois.

PERMANENT INDEX NUMBER: 17-17-333-007-0000

PROPERTY ADDRESS: 1251 West Taylor Street, Chicago, Illinois
a/k/a 1007 South Throop Street, Chicago, Illinois

THAT, on November 4, 2009, Claimant entered into a subcontract with the said Abco Development, Inc., to supply doors, frames and related material for the afore-described real property of a value of and for the sum of **\$7,464.10**.

THAT, at the special instance and request of the said Abco Development, Inc., and further pursuant to the said subcontract, Claimant supplied additional doors, frames and related material for the afore-described real property of a value of and for the sum of **\$183.20**.

THAT, on February 25, 2010, Claimant substantially completed all required of Claimant pursuant to the said subcontract.

THAT the material supplied by Claimant as aforesaid was incorporated into the afore-described real property.


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SUBCONTRACTOR'S NOTICE AND CLAIM FOR MECHANICS LIEN

THAT Claimant has received **\$1,113.96** pursuant to the said subcontract.

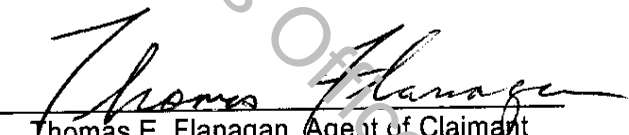
THAT the said Abco Development, Inc., was authorized or knowingly permitted by Roosevelt Square II LP and 2 Knights, LLC, d/b/a Cafe 1.61, to enter into its subcontract with Claimant pursuant to the said Abco Development, Inc.'s contract with Roosevelt Square II LP and 2 Knights, LLC, d/b/a Cafe 1.61, or either of them, or one(s) authorized or knowingly permitted by Roosevelt Square II LP or 2 Knights, LLC, d/b/a Cafe 1.61, to enter into such a contract, to improve the afore-described real property.

THAT neither Abco Development, Inc., nor any other party has made any further payment or is entitled to any credit, leaving due unpaid and owing to Claimant the balance of **\$6,533.34**, for which, with interest at the statutory rate of 10% per annum, as specified in the Illinois Mechanics Lien Act, and all other applicable statutory and equitable remedies, Claimant claims a lien on the interests of Roosevelt Square II LP and 2 Knights, LLC, d/b/a Cafe 1.61, in the afore-described real property and improvements and, as against the creditors and assignees, and personal and legal representatives of the contractor, on the material, fixtures, apparatus or machinery furnished, and on the moneys or other considerations due or to become due from Roosevelt Square II LP and 2 Knights, LLC, d/b/a Cafe 1.61, or either of them, or its (their) agent(s), under the original contract.


Thomas E. Flanagan, Agent of Claimant

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

THE AFFIANT, Thomas E. Flanagan, being first duly sworn, on oath deposes and says that he is an agent of Claimant, that he has read the foregoing Subcontractor's Notice and Claim for Mechanics Lien, knows the contents thereof, and that all statements therein contained are true.


Thomas E. Flanagan, Agent of Claimant

Subscribed and sworn to before me this 10 day of June, 2010.




Notary Public

Mail To:

Thomas E. Flanagan
Competitive Door & Supply Co.
7744 West Monroe
Forest Park, Illinois 60130

Prepared By:

TradeCo Construction
665 Tollgate Road, Suite C
Elgin, Illinois 60123