



Doc#: 1025219034 Fee: \$32.25
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/09/2010 10:00 AM Pg: 1 of 2

**Subcontractor's Claim For
Mechanics Lien (C070020)**

To:

Epstein Construction Inc.
600 West Fulton St
Chicago, IL 60661

River Plaines Assoc. LLC
1646 River St.
Des Plaines, IL 60016

Sertus Capital Partners, LLC
225 West Hubbard St., Suite 500
Chicago, IL 60610

PNC Bank
333 So. State St.
Chicago, IL 60604

National City Bank
1 North Franklin - Suite 2150
Chicago, IL 60606

Cybor Fire Protection Company, an Illinois corporation, hereinafter referred to as the "Claimant", of the Village of Downers Grove, DuPage County, Illinois, does hereby claim a lien against River Plaines Assoc., LLC, hereinafter referred to as the "Owner" of the municipality of Des Plaines, County of Cook and State of Illinois, stating that on April 12, 2007 said Owner owned that certain parcel of land in the County of Cook and State of Illinois, legally described as:

LOTS 1 AND 2 (EXCEPT THAT PART OF LOT 2 TAKEN BY THE DES PLAINES PARK DISTRICT AND DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 2; THENCE SOUTH 90 DEGREES WEST ALONG THE SOUTH LINE OF SAID LOT 2, 1.82 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE NORTH AND WEST ALONG AN 84.67 FOOT RADIUS CURVE TO THE LEFT WITH A CHORD THAT BEARS NORTH 29 DEGREES 16 MINUTES 45 SECONDS WEST, AN ARC DISTANCE OF 74.93 FEET TO A POINT OF TANGENCY; THENCE NORTH 55 DEGREES 07 MINUTES 09 SECONDS WEST, 104.52 FEET TO A POINT OF CURVATURE; THENCE NORTHWEST AND WEST ALONG A 30.17 FOOT RADIUS CURVE TO THE LEFT WITH A CHORD THAT BEARS NORTH 73 DEGREES 04 MINUTES 04 SECONDS WEST, AN ARC DISTANCE OF 18.90 FEET TO A POINT ON A PERIMETER LINE OF SAID LOT 2 WHICH IS 0.15 FEET NORTHERLY OF A CORNER OF SAID LOT 2; THENCE NORTH 13 DEGREES 36 MINUTES 07 SECONDS WEST ALONG AN EXTERIOR LINE OF SAID LOT 2, 111.06 FEET TO A CORNER OF SAID LOT 2; THENCE NORTH 87 DEGREES 04 MINUTES 40 SECONDS EAST ALONG THE NORTHERNMOST LINE OF SAID LOT 2, 218.22 FEET TO THE NORTHEAST CORNER OF SAID LOT 2; THENCE SOUTH 00 DEGREES 22 MINUTES 33 SECONDS WEST ALONG THE EAST LINE OF SAID LOT 2, 281.71 FEET TO THE POINT OF BEGINNING), IN RIVER PLAINES CONDOMINIUMS, A PLANNED UNIT DEVELOPMENT OF PART OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 16, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 16, 2007 AS DOCUMENT NO. 0713615133, IN COOK COUNTY, ILLINOIS.

and commonly known as : Everleigh Condominium Project, 1646 River St., Des Plaines, IL 60016 and hereinafter referred to as the "Premises,"

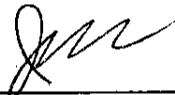
Yes
S P S M SC E INT
2 NO NO YES YES YES

UNOFFICIAL COPY

Permanent Real Estate Index Number(s) : 09-16-302-023-0000 and 09-16-302-024-0000


1. That on or about April 12, 2007 the claimant entered into a contract with Epstein Construction, Inc., who was authorized, or knowingly permitted by the Owner to enter into such contract, to provide labor and material, and thereby furnish and install Automatic Fire Protection, hereinafter referred to as the "Work," to the building and/or improvements existing or to be erected upon the Premises for the sum of \$710,000.00 and on 5/17/10 completed the work.
2. That at the special instance and request of the Owner, Contractor, or his, her, or its duly authorized agent, the Claimant furnished extra and additional labor and/or materials at or upon the aforescribed land, building, and/or improvements in the value of \$7,293.00, and on 5/17/2010 completed such extra or additional work. [Strike if no extras were provided]
3. That the Owner is entitled to credits against monies due to Claimant as follows:
 Payments received through August 3, 2010 are \$ 684,068.91.
4. That there is now due, unpaid, and owing to the Claimant, after allowing all credits, the balance of \$33,224.09 for which, with interest thereon, the Claimant claims a lien upon the Premises.

Cybor Fire Protection Company
an Illinois corporation


By: 
John H. Mammoser, Its Controller

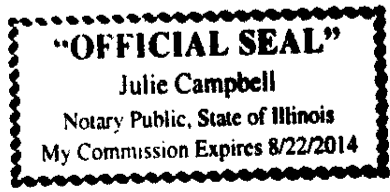
State of Illinois)
) SS
County of DuPage)

John H. Mammoser, being first duly sworn, on oath deposes and says that he is the Controller of Cybor Fire Protection Company, the Claimant; that he has read the foregoing Claim for Lien by him subscribed, and knows the contents thereof; and that all of the statements therein contained are true.


John H. Mammoser

Subscribed and Sworn to before me this
25th day of August, 2010


Notary Public



This Instrument Prepared By:
Cybor Fire Protection Company
John H. Mammoser
5123 Thatcher Road
Downers Grove, IL 60515
Telephone (630) 810-1161
Fax (630) 810-0685
Rev 12/18/00