

# UNOFFICIAL COPY



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Doc#: 1106722021 Fee: \$31.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/08/2011 09:28 AM Pg: 1 of 5

## NOTICE AND CLAIM FOR MECHANICS' LIEN

STATE OF ILLINOIS )  
 ) SS.  
 COUNTY OF COOK )  
 IN THE OFFICE OF )  
 THE RECORDER OF DEEDS )  
 OF COOK COUNTY )  
 )  
 NORMAN MECHANICAL, INC. )  
 Claimant, )  
 )  
 v. )  
 )  
 1200 ASHLAND LLC, )  
 1600 DIVISION LLC, KOMO )  
 NC4000 LLC, GENEVA LEASING )  
 ASSOCIATES INC, ALKO )  
 CONSTRUCTION AND )  
 DEVELOPMENT INC, Unknown )  
 Owners and Non-Record Lien )  
 Claimants, )  
 Defendants. )

### **"NOTICE TO OWNER":**

**Do not pay the Contractor for this work or material unless you have received from the Contractor a waiver of lien by, or other satisfactory evidence of payment to, the Subcontractor or Materialman.**

### **NOTICE & CLAIM FOR LIEN IN AMOUNT OF \$107,332.23**

The claimant, NORMAN MECHANICAL, INC., doing business at 3850 Industrial Avenue, Rolling Meadows, IL 60008, being a plumbing and sewer subcontractor for the construction project on the real estate described below, hereby files a Notice and Claim for Lien against ALKO CONSTRUCTION AND DEVELOPMENT INC, being the General Contractor for said construction project doing business at 1200 N. Ashland Ave, Suite 400, Chicago, Illinois 60622, 1600 DIVISION LLC located at 1200 N. Ashland Ave, Suite 400, Chicago, Illinois 60622

Return to:  
EMALFARB, SWAN & BAIN  
440 Central Ave.  
Highland Park, IL 60035  
847 432-6900

PIN #: 17-06-235-077-0000  
17-06-235-099-0000  
17-06-235-091-0000  
17-06-235-092-0000  
17-06-235-093-0000

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(hereinafter "Owner") and GENEVA LEASING ASSOCIATES INC being a lender, located at 1525 Kautz Road, Suite 600, West Chicago, IL 60185, and said Owner is the Owner for the construction project being constructed on the real estate commonly known as 1624 W. Division, Chicago, Cook County, Illinois.

That, on or about December 12, 2007 said 1600 Division LLC was the Owner of record of the following described land in the County of Cook, State of Illinois, to wit:

See attached Exhibit "A"

and ALKO CONSTRUCTION AND DEVELOPMENT INC, was authorized and knowingly permitted by the Owner to construct the improvement thereof.

That on or about December 12, 2007, said ALKO CONSTRUCTION AND DEVELOPMENT INC, made a written contract with Claimant, NORMAN MECHANICAL, INC., who provided thereunder plumbing, storm and sanitary sewer related labor and materials for and in said improvement.

That as of December 10, 2010, said Claimant had completed construction work under its contract with ALKO CONSTRUCTION AND DEVELOPMENT INC, in the amount of \$1,069,334.23.

That said ALKO CONSTRUCTION AND DEVELOPMENT INC, is entitled to credits in the amount of \$961,972.00 on account leaving due, unpaid and owing to the Claimant, after allowing all lawful credits, the sum of \$107,332.23 as of December 10, 2010 for which, with interest at 10% per annum (as provided for by 770 ILCS 60/1), and costs and reasonable attorneys fees (as provided for by 770 ILCS 60/17), the Claimant claims a lien on said land and improvements, and on the monies or other considerations due or to become due from the Owner under said contract between said General Contractor and Owner.

NORMAN MECHANICAL, INC.

By:   
Its Attorney

Peter G. Swan  
EMALFARB, SWAN & BAIN  
440 Central Ave.  
Highland Park, Illinois 60035  
(847) 432-6900

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## PROOF OF SERVICE BY MAIL

I, Suzanne Doering, a non-attorney on oath, state that on this 4th day of March, 2011, I served this Notice and Claim for Mechanics' Lien by mailing a copy of said Notice by certified mail, return receipt requested, limited to addressee only, to:

Geneva Leasing Associates Inc  
1525 Kautz Road, Suite 600  
West Chicago, IL 60185

Certified #91 7108 2133 3933 5728 6474

Jeffrey L. Prand, Registered Agent for  
ALKO Construction and Development Inc,  
1200 Ashland LLC,  
1600 Division LLC &  
Komo NC4000, LLC  
1200 N. Ashland Ave, Suite 400  
Chicago, IL 60622

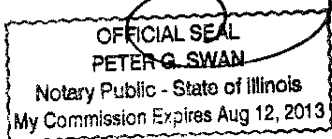
Certified # 91 7108 2133 3933 5728 6467

postage prepaid, by depositing same in the U.S. Mail Box before the hour of 5:30 p.m.

*Suzanne Doering*

Subscribed and Sworn to  
before me this 4th day  
of March, 2011.

*P. Swan*  
Notary Public



Property of Cook County Clerk's Office

# UNOFFICIAL COPY


STATE OF ILLINOIS     )  
  )SS.  
COUNTY OF LAKE        )

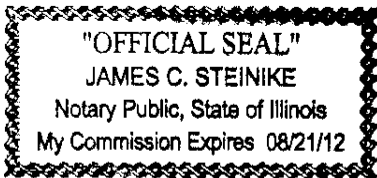
## VERIFICATION

The Affiant, Martin Nixon, being first duly sworn on oath, deposes and says that he is president and authorized agent of the Claimant; that he has read the foregoing Notice and Claim for Lien, knows the contents thereof, and states that all the statements therein contained are true, to the best of his information and belief.

  
\_\_\_\_\_

Subscribed and Sworn to  
before me this 4th day  
of March, 2011.

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



Property of Cook County Clerk's Office

**UNOFFICIAL COPY**

03/22/2010 10:40 FAX 8474320950

EMALFARB SWAN &amp; BAIN

006/006

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0705301030 Page 3 of 4

**LEGAL DESCRIPTION RIDER**

Lots 1, 2, 3 and 4 in Fish's Subdivision of Lots 1 and 2 in Assessor's division of unsubdivided lands in the north east  $\frac{1}{4}$  and the east  $\frac{1}{2}$  of the north west  $\frac{1}{4}$  of section 6, township 39 north, range 14 east of the third principal meridian, in Cook County, Illinois.

/s/

Lot 1 in Henry Felz' resubdivision of lots 35, 36 and 37 in J.P. Fish's subdivision of lots 1 and 2 of assessor's division in the south east corner of the north east  $\frac{1}{4}$  of section 6, township 39 north, range 14 east of the third principal meridian, in Cook County, Illinois.

Parcel 2:

Tract No. 1: Lots 25, 26, 27, 28, 29 and 30 in J.P. Fish's subdivision of lots 1 and 2 in the assessor's division of the south east corner of the north east  $\frac{1}{4}$  of section 6, township 39 north, range 14 east of the third principal meridian, in Cook County, Illinois.

Tract No. 2: The southeasterly 70 feet of that part of the northeasterly and southwesterly vacated 30 foot alley or court lying southeasterly of the northwesterly of and adjacent to said lots 25 and 30.

Tract No. 3: The east and west vacated alley lying south of the adjacent to said lots 28, 29 and 30 (except the south 8.0 feet of that part said vacated alley lying north of and adjacent to lots 2 and 3) in Felz' resubdivision of lots 35, 36, and 37 in J.P. Fish's subdivision.

**Permanent Tax Index Number:**

17-06-235-077-0000

17-06-235-090-0000

17-06-235-091-0000

17-06-235-092-0000

17-06-235-093-0000

**Property Address:**

1624 W. Division

Chicago, Illinois 60622

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