



1117446000

SUBCONTRACTOR'S NOTICE AND CLAIM FOR MECHANIC'S LIEN

Doc#: 1117446000 Fee: \$30.00
 Eugene "Gene" Moore RHSP Fee:\$10.00
 Cook County Recorder of Deeds
 Date: 06/23/2011 09:32 AM Pg: 1 of 3

STATE OF ILLINOIS)
)SS.
 COUNTY OF COOK)

IN THE OFFICE OF THE RECORDER OF DEEDS
 OF COOK COUNTY, ILLINOIS

ERECTA-RAK, INC.,)
 an Illinois corporation)
)
 v.)
)
 TESTA PROPERTIES, LLC,)
 MB FINANCIAL BANK, NA)
)

The Claimant, **ERECTA-RAK, INC.**, located at 5209 W. 65th Street, Village of Bedford Park, County of Cook, State of Illinois, being a Subcontractor for the construction project on the real estate described below, hereby files a Claim for Lien against **TESTA PROPERTIES, LLC**, 4555 Racine Avenue, Chicago, IL 60609, with its Registered Agent: John Doyle, located at 10 South LaSalle Street, Chicago, IL 60603 ("Owner"), the owners of record for the real estate commonly known as 4555 South Racine Avenue, Chicago, Illinois, County of Cook, State of Illinois, and **TESTA PROPERTIES, LLC**, 4555 Racine Avenue, Chicago, IL 60609, with its Registered Agent: John Doyle, located at 10 South LaSalle Street, Chicago, IL 60603, contractor for Owner.

That on June 1, 2011, *Owner* was the owner of the following described real estate in the County of Cook, State of Illinois, to-wit:

SEE ATTACHED EXHIBIT A

PERMANENT INDEX NO.: See attached Exhibit A

Commonly known as 4555 South Racine Avenue, Chicago, Illinois 60609 and which is hereinafter together with all improvement referred to as the "Premises."

ERECTA-RAK, INC. was authorized and knowingly permitted by owner to provide racking labor, materials, shims and hardware (including installation of selective and 2-deep push back structural rack) (the "Services") on the Premises.

That on or about November 12, 2010, ERECTA-RAK, INC. entered into a contract with Owner (the "Contract"), to perform and provide the Services on said Premises under which ERECTA-RAK, INC. agreed to provide the Services necessary as agreed in their Contract.

That on or about March 5, 2011, the Claimant, ERECTA-RAK, INC., substantially completed there under all work required to be done by said Contract. The Owner knowingly

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permitted Testa Properties, LLC, as general contractor, to enter into the Contract
aforementioned.

That said, Owner and Testa Properties, LLC, as general contractor, have been provided
with a properly executed contractors affidavit. That said Owner and Testa Properties, LLC, as
general contractor are entitled to credits on account in the amount of ZERO DOLLARS (\$0.00),
leaving due, unpaid and owing to the Claimant, after allowing all lawful credits, the sum of
SIXTEEN THOUSAND ONE HUNDRED TWENTY-NINE DOLLARS AND THIRTY ONE
CENTS (\$16,129.31), for which, with interest and attorneys fees as allowed by statute, the
Claimant claims a lien on said land and improvements.

ERECTA-RAK, INC.

By: Richard Kaatz
Its President

STATE OF ILLINOIS)
)SS.
COUNTY OF COOK)

VERIFICATION

The Affiant, RICHARD KAATZ, President of ERECTA-RAK, INC., being first duly
sworn on oath disposes and says that he has read the foregoing notice and Claim for Lien, knows
the contents thereof, and states that all of the statements therein contained are true, to the best of
his information and belief.

Richard Kaatz
RICHARD KAATZ, President

SUBSCRIBED AND SWORN to
Before me this 17th day of June, 2011.

Joseph Hill
Notary Public



This document prepared by:
Joseph Hill
Goldin, Hill & Associates
9100 West Plainfield Road
Brookfield, IL 60513

After Recording return to:
Joseph Hill
Goldin, Hill & Associates
9100 West Plainfield Road
Brookfield, IL 60513

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Legal Description:

PARCEL 1:

A PARCEL OF LAND COMPRISED OF PART OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 5, TOWNSHIP 36-NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. SAID PARCEL COMPRISED OF A PART OF LOT 12 IN STOCK YARDS SUBDIVISION, BEING A SUBDIVISION OF THE EAST 1/2 OF SAID SECTION 5, SAID PARCEL OF LAND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF A LINE WHICH IS 976.16 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF THE EAST 1/2 OF SECTION 5, (SAID PARALLEL LINE BEING ALSO 46.80 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID LOT 12 IN STOCK YARDS SUBDIVISION) WITH THE EASTERLY LINE OF SOUTH RACINE AVENUE, (AS SAID SOUTH RACINE AVENUE WAS OPENED PURSUANT TO ORDINANCE PASSED BY THE CITY OF CHICAGO ON MARCH 26, 1968 AND AS THE PROPERTY FOR THE OPENING OF SAID SOUTH RACINE AVENUE ACQUIRED BY CASE NO. 6714686, FILED SEPTEMBER 2, 1967) SAID POINT OF INTERSECTION BEING 76.30 FEET, AS MEASURED ALONG SAID PARALLEL LINE, EAST OF THE INTERSECTION OF SAID PARALLEL LINE WITH SAID WEST LINE OF SOUTHEAST 1/4 OF SECTION 5, THENCE SOUTH ALONG SAID EASTERLY LINE OF SOUTH RACINE AVENUE, A DISTANCE OF 32.84 FEET TO AN ANGLE POINT IN SAID EASTERLY LINE, THENCE SOUTHWESTERLY ALONG SAID EASTERLY LINE OF SOUTH RACINE AVENUE, A DISTANCE OF 221.57 FEET TO AN INTERSECTION WITH A LINE WHICH IS 42.08 FEET NORTH OF AND PARALLEL WITH SAID SOUTH LINE OF THE EAST 1/2 OF SECTION 5, SAID PARALLEL LINE BEING ALSO THE WESTWARD EXTENSION OF THE SOUTH LINE OF LOT 11 IN SAID STOCK YARDS SUBDIVISION; THENCE EAST ALONG THE EAST DESCRIBED LINE A DISTANCE OF 89.06 FEET TO A POINT WHICH IS 39.94 FEET WEST OF THE SOUTHEAST CORNER OF LOT 11 IN SAID STOCK YARDS SUBDIVISION, THENCE NORTHWESTERLY ALONG A CURVED LINE (SAID CURVED LINE BEING THE NORTHEASTERLY LINE OF SAID LOT 12 IN STOCK YARDS SUBDIVISION, SAID CURVED LINE BEING CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 67.00 FEET, AN ARC DISTANCE OF 86.68 FEET TO AN INTERSECTION WITH SAID LINE WHICH IS 976.16 FEET NORTH OF AND PARALLEL WITH SAID SOUTH LINE OF THE EAST 1/2 OF SAID SECTION 5; THENCE WEST ALONG THE LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 47.46 FEET TO THE POINT OF BEGINNING

PARCEL 2:

PERPENDICULAR THEREOF AND EXCEPTING THEREFROM THAT PART OF SAID SECTION 5 BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING ON A LINE WHICH IS 1122.94 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF THE EAST HALF OF SAID SECTION 5, AT A POINT 976.16 FEET NORTH FROM THE SOUTH LINE OF SAID EAST HALF OF SECTION 5, THENCE SOUTH ALONG SAID PARALLEL LINE, A DISTANCE OF 187.71 FEET; THENCE WEST ALONG A LINE WHICH IS 746.48 FEET NORTH FROM AND PARALLEL WITH THE SOUTH LINE OF SAID EAST HALF OF SECTION 5, A DISTANCE OF 51.77 FEET TO THE EAST FACE OF A BRICK WALL OF AN EXISTING 5 STORY BRICK BUILDING; THENCE NORTH ALONG SAID EAST FACE OF BRICK WALL AND ALONG SAID EAST FACE EXTENDED, A DISTANCE OF 187.71 FEET TO ITS INTERSECTION WITH A LINE 976.16 FEET NORTH FROM AND PARALLEL WITH THE SOUTH LINE OF THE EAST HALF OF SECTION 5; THENCE EAST ALONG SAID PARALLEL LINE, A DISTANCE OF 51.49 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PIN: 20-05-400-016-0000
 20-05-400-017-0000
 20-05-400-018-0000
 20-05-400-024-0000
 20-05-400-009-0000
EXHIBIT A