



1123145003

Prepared by, recording requested
by and return to:

Doc#: 1123145003 Fee: \$32.25
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 08/19/2011 09:38 AM Pg: 1 of 2

Patrick Molohon
Molohon Sandquist & James LLP
800 E. Northwest Hwy., #960
Palatine, IL 60074
(847)934-3117

GENERAL CONTRACTOR'S MECHANICS LIEN

Notice of Claim

The undersigned (the "Claimant"), **Knuth Builders Inc.** of 736 Edinburgh Court, Inverness, IL 60010, County of Cook, as of the date of August 9, 2011 hereby claims a mechanics lien pursuant to the Mechanics Lien Act of the State of Illinois against **Eleas Tabakis and Beatric Tabakis** (the "Owners") regarding property known as 691 N. Newkirk Lane., Palatine, IL 60074, County of Cook, and states as follows:

1. Owners now hold title to that certain real property in the County of Cook and State of Illinois (the "Property") identified as follows:

Lot 56 in Heatherstone Subdivision of part of Lots 7 and 9 (taken as a tract) In George Kirchoff Estate Subdivision in Fractional Section 13, Township 42 North, Range 10 East of the Third Principal Meridian, according to the Plat thereof recorded March 22, 1989, as Document 59120865, and corrected by Certificate recorded October 16, 1989, as Document 89459478, in Cook County, Illinois.

The Property is commonly known as 691 N. Newkirk Lane, Palatine, Illinois 60074 and carries Permanent Real Estate Index Number: 02-13-215-015.

2. That on or about January 20, 2011 Claimant and Owners entered into that certain agreement (the "Contract") for the performance of certain work to be done and the delivery of certain materials for completion of the work by Claimant (the "Work") for a sum calculated by cost of time and materials plus 15%.

3. On or about July 26, 2011, Claimant completed all of the Work it was permitted to accomplish under the terms of the Contract, in that Claimant supplied all labor and materials necessary for the performance of its duties under the Contract for the improvements to the Property.

S	<u>2</u>
P	<u>2</u>
S	<u>N</u>
M	<u>7</u>
SC	<u>7</u>
E	<u>N</u>
INT	<u>9116</u>

UNOFFICIAL COPY

4. All of the labor and materials furnished and delivered by Claimant were furnished to and used in connection with the improvements of the Property, and the last of such labor and materials was furnished, delivered and performed, and the Work contemplated under the Contract completed, on or about July 26, 2011.

5. There is now justly due and owing the Claimant after allowing to the Owners all credits, deductions and offsets, the sum of Sixteen Thousand Two Hundred Eighty-seven and 80/100 Dollars (\$16,287.80) plus interest at the rate specified in the Illinois Mechanics Lien Act.

6. Claimant now claims a lien on the above-described Property, and on all of the improvements thereon, against the Owners and all persons interested therein for \$16,287.80 plus interest at the rate specified in the Illinois Mechanics Lien Act, as well as court costs and attorney fees.

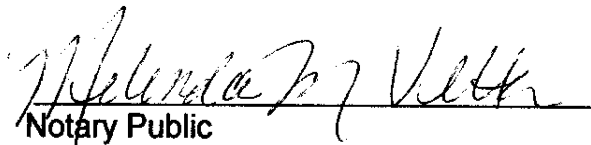
Knuth Builders, Inc.

By 
Kurt Knuth, Secretary/Treasurer

State of Illinois)
) ss
County of Cook)

The Affiant, Kurt Knuth, being first duly sworn on oath, deposes and says that he is one of the principals of Knuth Builders, Inc., that he has read the foregoing Notice and Claim of Lien, that he knows the contents thereof, and that the statements contained therein are true to the best of Affiant's knowledge and belief.

Signed and sworn to before me this 9th day of August, 2011.


Notary Public

