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1130813043

Doc#: 1130813043 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 11/04/2011 03:18 PM Pg: 1 of 2

SAVEMAX CONSTRUCTION,)
INC., an Illinois corporation,)
)
v.)
)
THORNDALE BEACH NORTH)
CONDOMINIUM ASSOCIATION)

CONTRACTOR'S CLAIM FOR LIEN

1. Claimant, Savemax Construction, Inc., an Illinois corporation, having its office at 4412 N. Milwaukee Avenue, Chicago, Illinois 60630 ("Claimant"), by and through its duly authorized agent and on its behalf, makes the following statements and claims a mechanics lien pursuant to the Illinois Mechanics Lien Act (770 ILCS 60/0.01, et seq.) and all amendments thereto and in support states as follows:

2. That the real property known and described as:

LOTS 5, 6, 7 AND 8 (EXCEPT THE WEST 14 FEET OF SAID LOTS) IN BLOCK 17; ALSO ALL THAT LAND LYING EAST OF AND ADJOINING SAID LOTS 5 TO 8 AND LYING WESTERLY OF THE WEST BOUNDARY LINE OF LINCOLN PARK AS SHOWN ON THE PLAT BY THE COMMISSIONERS OF LINCOLN PARK AS FILED FOR RECORD IN THE RECORDERS OFFICE OF DEEDS OF COOK COUNTY, ILLINOIS ON JULY 16, 1931 AS DOCUMENT NUMBER 10938695, ALL IN COCHRAN SECOND ADDITION TO EDGEWATER, BEING A SUBDIVISION IN THE EAST FRACTIONAL 1/2 OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 14-05-403-019-1001-1151 and commonly known as 5901 North Sheridan Road, Chicago, Illinois 60660 ("The Premises")

is and was, at all times mentioned herein owned by Thorndale Beach North Condominium Association and/or its members ("Owner").

3. On or about February 22, 2008, February 25, 2008, and December 1, 2008, Claimant entered into written contracts with Thorndale Beach North Condominium Association to provide labor and materials for balcony railing and concrete repair work and painting in the total amount of \$1,583,500.00.

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4. Claimant completed the furnishing of all such labor and materials and extras for work at the Premises on July 7, 2011, and all of the same were used and incorporated into improvements located upon the Premises.
5. There is now due and owed to Claimant for the balance of the agreed contract price and authorized extras, after allowing for credit for prior payments, the sum of Four Hundred Thirty Nine Thousand Five Hundred and 00/100 Dollars (\$439,500.00), all of which is still due and unpaid.
6. On September 14, 2011, Claimant sent by U.S. Mail to Owner's agent a demand for payment of \$439,500.00.
7. Claimant now claims a mechanics lien upon the above-described Premises and all improvements and against all persons interested therein for the amount of \$439,500.00 plus interest.

Savemax Construction, Inc.

By: 

Derek Dybka, President

The undersigned, being first duly sworn on oath, deposes and says that he is the President of Savemax Construction, Inc. and that he has knowledge of the facts and matters above recited; that he has read the foregoing Contractor's Claim for Lien and knows the contents thereof; and that all the statements therein contained are true and correct.

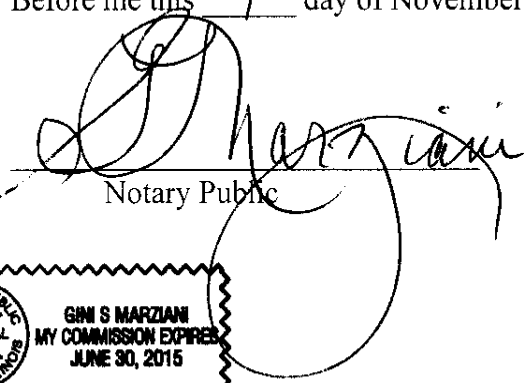

Derek Dybka

SUBSCRIBED AND SWORN TO

Before me this 4th day of November, 2011

Prepared and return to:

Juris Kins
Davis McGrath LLC
125 S. Wacker Drive
Suite 1700
Chicago, IL 60606
(312) 332-3033


Notary Public

