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Subcontractor's Notice and Claim for Mechanic's Lien

Doc#: 1135329058 Fee: \$30.00
Eugene "Gene" Moore RHP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/19/2011 11:22 AM Pg: 1 of 3

STATE OF ILLINOIS
COUNTY OF COOK

The lien Claimant, **BELLE ENGINEERING, INC.**, an Illinois corporation, with an address of 26W161 Plank Road, Naperville, Illinois, County of DuPage, State of Illinois ("**Claimant**"), hereby files its subcontractor's notice and claim for mechanics lien on the Real Estate (as hereinafter described) and against the interests of **Sinai Community Institute, Inc.** ("**Owner**"), **Walsh Construction** ("**General Contractor**"), **Jewish Federation of Metropolitan Chicago**, **JPMorgan Chase Bank**, **City of Chicago c/o Department of Health and Human Services**, **Illinois Facilities Fund** ("**Lenders**"), **Gads Hill Center** ("**Lessee**"), **United States of America c/o Federal Department of Health and human Services (Federal Interest Holder)** and any other person claiming an interest in the Real Estate by, through, or under the Owner.

Claimant states as follows:

1. On or before August 1, 2011, and subsequently, Owner owned fee simple title to the Real Estate (including all land and improvements thereon) in Cook County, Illinois, described as follows:

COMMON ADDRESS: 2653-2663 W. Ogden Avenue, Chicago, Illinois 60608

PIN(s): 16-24-215-001-0000

LEGAL DESCRIPTION: See Attached Legal Description (Exhibit "A")

2. Claimant entered into a Subcontract Agreement with General Contractor, dated August 1, 2011, with the knowledge and/or consent of the Owner, under which Claimant agreed to provide all necessary labor, materials, and work necessary to provide heating, ventilating, and air conditioning work for the Real Estate for the original contract amount of \$79,000.00. To date, General Contractor has paid \$0 under the Subcontract Agreement.

3. The Subcontract Agreement was entered into by the General Contractor with the knowledge and consent of the Owner, and the work was performed with the knowledge and consent of the Owner.

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4. Claimant achieved substantial completion and last performed work under the Subcontract Agreement on September 21, 2011.

5. As of the date hereof, there is due, unpaid, and owing to Claimant, after allowing all credits, the principal sum of \$79,000.00, which principal amount bears interest at the statutory rate of 10% per annum. Claimant claims a lien on the Real Estate (including all land and improvements thereon) in the amount of \$79,000.00, plus interest, and attorney's fees.

Dated: December 15, 2011

BELLE ENGINEERING, INC.

By: Thomas G. Oddo
Its: Attorney and authorized agent

AFFIDAVIT

STATE OF ILLINOIS)
) ss
COUNTY OF DUPAGE)

This affiant, being first duly sworn under oath, deposes and states that he is the attorney and authorized agent of Belle Engineering, Inc., the Lien Claimant; that he has read the foregoing lien claim; that he has knowledge of the contents thereof through the representations of Belle Engineering, Inc., and that he believes that the same is true to the best of his knowledge and belief.

Thomas G. Oddo
Thomas G. Oddo (Affiant, Agent and Attorney)

Subscribed and sworn to by Thomas G. Oddo
before me this 15th day of December 2011

Lisette Corirossi

NOTARY PUBLIC



Prepared by: Thomas G. Oddo
Coman & Anderson, P.C.
2525 Cabot Drive, Suite 300
Lisle, Illinois 60532
(630) 428-2660

Mail to: (Same)

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Legal Description:

LOTS 9 AND 10 IN BLOCK 5 IN COOK AND ANDERSON'S SUBDIVISION OF THE WEST 1/2 OF THE
NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL
MERIDIAN (EXCEPT THAT PART OF LOTS 9 AND 10 CONVEYED TO CITY OF CHICAGO FOR WIDENING OF
OGDEN AVENUE WAND ALSO EXCEPTING FROM SAID LOTS 9 AND 10 THAT PART THEREOF CONDEMNED
OR USED FOR ALLEY PURPOSES) ALL IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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