

UNOFFICIAL COPY

ORIGINAL CONTRACTOR'S CLAIM FOR LIEN

STATE OF ILLINOIS
COUNTY OF COOK

The Lien Claimant, **INTERNATIONAL CONTRACTORS, INC.**, an Illinois corporation, of 977 South Route 83, Elmhurst, DuPage County, Illinois, hereby files a claim for mechanic's lien against **CRO-SAN LUIS DEVELOPMENT, L.L.C.**, a Delaware limited liability company, (sometimes hereinafter referred to as "Tenant"), authorized or knowingly permitted to contract with Lien Claimant by **CANTINA 17 LANDLORD (IL), L.L.C.**, a Delaware limited liability company ("Owner"); **LW THREE, LP** and **AMERICAN NATIONAL INSURANCE COMPANY** (collectively referred to as "Lenders"), **ADPC CORPORATION** ("Tenant") and any person or entity claiming an interest in the property (as hereinafter defined), by, through or under the Owner, Lender and/or Tenant, and states:

That from October, 2010, and all relevant times thereafter, the Owner owned the following described land in the City of Chicago, County of Cook, State of Illinois, commonly known as 508 North State Street, Chicago, Cook County, Illinois and legally described as follows:

PARCEL 1: LOTS 1, 2 AND THE EAST 1/2 OF LOT 3 IN BLOCK 9 IN WOLCOTT'S ADDITION TO CHICAGO IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: LOT 2 IN BLOCK 14 IN KINZIE'S ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN NO. 17-09-48-016, 017 AND 018, VOL. 500

hereinafter referred to as the "Premises".

That on or about October 18, 2010, CRO-SAN LUIS DEVELOPMENT, L.L.C., as Tenant, was authorized or knowingly permitted by CANTINA 17 LANDLORD (IL), L.L.C., as Owner, to enter into a written Agreement with Claimant, INTERNATIONAL CONTRACTORS, INC., whereby Claimant agreed to provide certain labor, material and work to construct a restaurant known as Cantina Laredo in accordance with plans and specifications prepared by Weiss Architects, L.L.C. (the "Project") for a base contract price of *Four Million Four Hundred Sixty-Eight Thousand Dollars (\$4,468,000.00)*, subject to additions and deductions by changes in the Work, as provided in the Contract Documents.



Doc#: 1201045012 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 01/10/2012 09:31 AM Pg: 1 of 3

Amount Due: \$810,392.00

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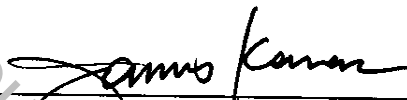
That pursuant to the special instance and request of the Tenant and/or Owner, Claimant provided certain extra labor, material and work to the Project in the net total amount of *Five Hundred Ninety-Four Thousand Four Hundred Thirty-Three Dollars (\$594,433.00)*, leaving an adjusted contract sum of *Five Million Sixty-Two Thousand Four Hundred Thirty-Three Dollars (\$5,062,433.00)*.

On September 12, 2011, Claimant completed all that was required to be done pursuant to its written Agreement, including extras.

That as of the date hereof, Owner and Tenant are entitled to credits in the amount of *Four Million Two Hundred Fifty-Two Thousand and Forty-One Dollars (\$2,252,041.00)*, leaving due and owing to Claimant the sum of ***Eight Hundred Ten Thousand Three Hundred Ninety-Two Dollars (\$810,392.00)*** for which, with interest, the Claimant claims a lien on said Property, Project and improvements thereon and on the monies, bonds and/or warrants or other considerations due or to become due from the Owner as well as court costs and legal fees pursuant to Illinois Compiled Statutes, Chapter 770, Section 60/17.

Dated: January 9, 2012

**INTERNATIONAL CONTRACTORS, INC.,
Mechanic's Lien Claimant,**

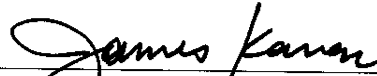
By: 
James J. Karras, Its Duly Authorized
Agent and Attorney-In-Fact

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STATE OF ILLINOIS
COUNTY OF COOK

VERIFICATION

JAMES J. KARRAS, being first duly sworn on oath, deposes and states that he is the duly Authorized Agent and Attorney-In-Fact of Lien Claimant, INTERNATIONAL CONTRACTORS, INC. an Illinois corporation; that he is authorized to sign this Verification of the foregoing Original Contractor's Claim for Lien Pursuant to Illinois Compiled Statutes, Chapter 770, Section 60/1, et seq.; that he has read the above and foregoing **ORIGINAL CONTRACTOR'S CLAIM FOR LIEN**, and that the statements set forth therein are true and correct in substance and in fact.



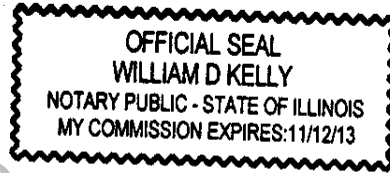
**JAMES J. KARRAS, Duly Authorized
Agent and Attorney-In-Fact of
INTERNATIONAL CONTRACTORS, INC.,
Lien Claimant**

SUBSCRIBED AND SWORN to before me

this 9th day of January, 2012



NOTARY PUBLIC



*This Documents has been prepared by and
after recording should be returned to:*

James J. Karras, Esquire
KELLY & KARRAS, LTD.
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Oak Brook, IL 60523
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