

# UNOFFICIAL COPY

TNA



Doc#: 1301729062 Fee: \$34.00  
Karen A. Yarbrough RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/17/2013 02:48 PM Pg: 1 of 6

## SUBCONTRACTOR'S NOTICE AND CLAIM FOR MECHANICS LIEN

TO: VIA CERTIFIED MAIL R/R  
Power Construction Company, LLC  
c/o William A. Rudnick, Registered Agent  
203 North LaSalle Street, Suite 1800  
Chicago, IL 60601

VIA CERTIFIED MAIL R/R  
Prism Real Estate Equities V, LLC  
c/o Bruce R. Schultz, Registered Agent  
625 North Michigan Avenue, Suite 500  
Chicago, IL 60611

VIA CERTIFIED MAIL R/R  
NM Project Company, LLC  
c/o National Corporate Research,  
Registered Agent  
520 South 2<sup>nd</sup> Street, Suite 403  
Springfield, IL 62701

VIA CERTIFIED MAIL R/R  
670 N Michigan LLC  
c/o Pearl A. Zager, Registered Agent  
222 North LaSalle Street, Suite 2600  
Chicago, IL 60601

VIA CERTIFIED MAIL R/R  
664 N Michigan LLC  
c/o Bruce R. Schultz, Registered Agent  
625 North Michigan Avenue, Suite 500  
Chicago, IL 60611

VIA CERTIFIED MAIL R/R  
The Residences Condominium on the  
Magnificent Mile Condominium  
Association  
c/o Pearl A. Zager, Registered Agent  
222 North LaSalle Street, Suite 2500  
Chicago, IL 60601

VIA CERTIFIED MAIL R/R  
Terra Foundation for American Art  
c/o Donald H. Ratner, Registered Agent  
980 North Michigan Avenue, Suite 1315  
Chicago, IL 60611

VIA CERTIFIED MAIL R/R  
Landesbank Hessen-Thüringen Girozentrale  
attn: Commercial Lending  
420 Fifth Avenue, 24<sup>th</sup> Floor  
New York, NY 10018

THE CLAIMANT, **TNA Sealants, Inc.**, subcontractor, claims a lien against the real estate, more fully described below, and against the interest of the following entities in the real estate: **NM Project Company, LLC**, owner, **Terra Foundation For American Art**, owner/interested party, **Prism Real Estate Equities V, LLC**, interested party, **664 N Michigan LLC**, interested party, **670**

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**N Michigan LLC**, interested party, **The Residences Condominium on the Magnificent Mile Condominium Association**, interested party, (collectively “Owners”), **Landesbank Hessen-Thüringen Girozentrale**, mortgagee, **Power Construction Company, LLC**, contractor, and any other person claiming an interest in the real estate, more fully described below, stating as follows:

1. At all times relevant hereto and continuing to the present, **Owners** owned the following described land in the County of Cook, State of Illinois, to wit:

PARCEL: See Attached Exhibit A.

P.I.N.s: 17-10-109-003-0000; 17-10-109-004-0000; and 17-10-109-008-0000.

which property is commonly known as Ritz-Carlton Residences, 664-670 North Michigan Avenue, Chicago, Illinois 60611 alternatively known as 118 East Erie Street, Chicago, Illinois 60611.

2. On information and belief, said Owners contracted with **Power Construction Company, LLC** for certain improvements to said premises.

3. Subsequent thereto, on or about August 23, 2010, **Power Construction Company, LLC** entered into a subcontract with the Claimant to furnish materials and labor related to caulking various interior and exterior wall elements at said premises.

4. The Claimant completed its work under its subcontract on October 3, 2012, which entailed the delivery of said labor and materials.

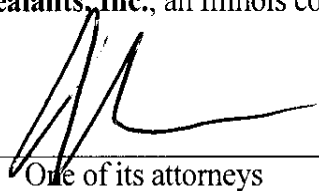
5. There is due, unpaid and owing to the Claimant, after allowing all credits, the principal sum of **Eighty-One Thousand Twenty-Three and 00/100 Dollars (\$81,023.00)** which principal amount bears interest at the statutory rate of ten percent (10%) per annum. Claimant claims a lien on the real estate and against the interest of the Owners, and other parties named above, in the real estate (including all land and improvements thereon and any leases, leasehold interests, surface, subsurface, and other rights) and on the monies or other consideration due or to become due from the Owners under said contract against said contractor,

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in the amount of **Eighty-One Thousand Twenty-Three and 00/100 Dollars (\$81,023.00)** plus interest.

**TNA Sealants, Inc.**, an Illinois corporation,

By: \_\_\_\_\_



One of its attorneys

**This notice was prepared by and after recording should be mailed to:**


James T. Rohlfing  
Mark B. Grzymala  
JAMES T. ROHLFING & ASSOCIATES, P.C.  
211 West Wacker Dr., Ste. 1200  
Chicago, Illinois 60606  
(312) 923-7100

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## VERIFICATION

The undersigned, Thomas I. Henson, being first duly sworn, on oath deposes and states that s/he is an authorized representative of **TNA Sealants, Inc.**, that s/he has read the above and foregoing Subcontractor's Notice and Claim for Mechanics Lien and that to the statements therein are true and correct.

  
\_\_\_\_\_

SUBSCRIBED AND SWORN to  
before me this 11<sup>th</sup> day  
of January, 2013.

Karen K. Loiacono  
Notary Public



Property of Cook County Clerk's Office

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## EXHIBIT A

**P.I.N.s:**

17-10-109-003-0000; 17-10-109-004-0000; and 17-10-109-008-0000.

**LEGAL DESCRIPTION:**

LEGAL DESCRIPTION:

PARCEL 1:

THE SOUTH 60 FEET OF THE EAST 1/2 OF BLOCK 41 (EXCEPT THE EAST 75 FEET THEREOF) IN KINZIE'S ADDITION, BEING A SUBDIVISION OF THE NORTH FRACTIONAL SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

A LEASEHOLD ESTATE IN THE LAND DESCRIBED AS FOLLOWS:

TRACT A:

THE NORTH 35 FEET (EXCEPT THE EAST 75 FEET THEREOF) OF THE SOUTH 95 FEET OF THE EAST 1/2 OF BLOCK 41 IN KINZIE'S ADDITION TO CHICAGO AND LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.00 FEET ABOVE CHICAGO CITY DATUM, IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

TRACT B:

THE EAST 32.73 FEET OF THE WEST 1/2 OF BLOCK 41 (EXCEPT THE NORTH 75 FEET AND EXCEPT THE SOUTH 95 FEET THEREOF); ALSO THE EAST 1/2 OF BLOCK 41 (EXCEPT THE NORTH 78 FEET AND EXCEPT THE SOUTH 95 FEET THEREOF AND EXCEPT THE EAST 75 FEET THEREOF) ALL IN KINZIE'S ADDITION TO CHICAGO AND LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.00 FEET ABOVE CHICAGO CITY DATUM, IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

EASEMENT FOR THE BENEFIT OF PARCEL 2 AS CREATED BY AGREEMENT AND GRANT BETWEEN SAMUEL J. WALKER, AND OTHERS, AND LESLIE H. HANAWALT, AND OTHERS, DATED APRIL 20, 1942 AND RECORDED MAY 27, 1942 AS DOCUMENT NUMBER 12899949 AND AS CREATED AND MODIFIED BY

Continued

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AGREEMENT BETWEEN METROPOLITAN TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 31, 1946 AND KNOWN AS TRUST NUMBER 2754 AND HELENA RUBINSTEIN, INC, A CORPORATION OF NEW YORK, DATED OCTOBER 11, 1949 AS DOCUMENT NUMBER 14659909 FOR ALLEY OVER A STRIP OF LAND 18 FEET IN WIDTH AND FOR BUILDING FOOTINGS AND FUEL TANK IN PART THEREOF, THE STRIP BEING DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF THE WEST 1/2 OF BLOCK 41 IN KINZIE'S ADDITION TO CHICAGO, AFORESAID; THENCE WEST 18 FEET ALONG THE SOUTH LINE OF SAID BLOCK 41; THENCE NORTH 95 FEET ALONG A LINE PARALLEL WITH AND 18 FEET WEST OF THE EAST LINE OF SAID WEST 1/2 OF SAID BLOCK 41; THENCE EAST 18 FEET ALONG A LINE PARALLEL TO THE SOUTH LINE OF SAID BLOCK 41 TO THE NORTHWEST CORNER OF PARCEL 2; THENCE SOUTH ALONG THE WEST LINE OF PARCELS 1 AND 2 CONTINUING ALONG THE EAST LINE OF THE WEST 1/2 OF SAID BLOCK 41, A DISTANCE OF 95 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

#### PARCEL 4:

EASEMENT FOR THE BENEFIT OF PARCEL 2 AS CREATED BY AGREEMENT AND GRANT BETWEEN SAMUEL J. WALKER AND OTHERS, AND LESLIE H. HANAWALT, AND OTHERS, DATED APRIL 20, 1942 AND RECORDED MAY 27, 1942 AS DOCUMENT NUMBER 12899949 AND AS CREATED AND MODIFIED BY AGREEMENT BETWEEN METROPOLITAN TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 31, 1946 AND KNOWN AS TRUST NUMBER 2754 AND HELENA RUBINSTEIN, INC., A CORPORATION OF NEW YORK DATED OCTOBER 11, 1949 AND RECORDED OCTOBER 24, 1949 AS DOCUMENT NUMBER 14659909 AND AS CREATED IN DEED FROM METROPOLITAN TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 31, 1946 AND KNOWN AS TRUST NUMBER 2754 TO RAYMOND MARK, FANNIE PRITZKER AND JACK N. PRITZKER RECORDED OCTOBER 18, 1948 AS DOCUMENT 14423845 FOR ALLEY OVER A STRIP OF LAND 18 FEET IN WIDTH AND FOR BUILDING FOOTINGS AND FUEL TANK IN A PART THEREOF, THE STRIP BEING DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF THE WEST 1/2 OF BLOCK 41 IN KINZIE'S ADDITION TO CHICAGO AFORESAID; THENCE WEST 18 FEET ALONG THE SOUTH LINE OF SAID BLOCK 41; THENCE NORTH 95 FEET ALONG A LINE PARALLEL WITH AND 18 FEET WEST OF THE EAST LINE OF SAID WEST 1/2 OF SAID BLOCK 41; THENCE EAST 18 FEET ALONG A LINE PARALLEL TO THE SOUTH LINE OF SAID BLOCK 41 TO THE EAST LINE OF THE WEST 1/2 OF SAID BLOCK 41; THENCE SOUTH 95 FEET ALONG SAID EAST LINE OF SAID WEST 1/2 OF SAID BLOCK 41, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

#### PARCEL 5: (AIR RIGHTS ABOVE)

THE NORTH 35 FEET (EXCEPT THE EAST 75 FEET THEREOF) OF THE SOUTH 95 FEET OF THE EAST 1/2 OF BLOCK 41 IN KINZIE'S ADDITION TO CHICAGO AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.00 FEET ABOVE CHICAGO CITY DATUM, IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

#### PARCEL 6: (AIR RIGHTS ABOVE)

THE EAST 32.73 FEET OF THE WEST 1/2 OF BLOCK 41 (EXCEPT THE NORTH 78 FEET AND EXCEPT THE SOUTH 95 FEET THEREOF); ALSO THE EAST 1/2 OF BLOCK 41 (EXCEPT THE NORTH 78 FEET AND EXCEPT THE SOUTH 95 FEET THEREOF AND EXCEPT THE EAST 75 FEET THEREOF) ALL IN KINZIE'S ADDITION TO CHICAGO AND LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +13.00 FEET ABOVE CHICAGO CITY DATUM, IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

THE NORTH 35 FEET (EXCEPT THE EAST 75 FEET THEREOF) OF THE SOUTH 95 FEET OF THE EAST 1/2 OF BLOCK 41 IN KINZIE'S ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN;

#### PARCEL 3:

THE EAST 32.73 FEET OF THE WEST 1/2 OF BLOCK 41 (EXCEPT THE NORTH 78 FEET AND EXCEPT THE SOUTH 95 FEET THEREOF); THE EAST 1/2 OF BLOCK 41 (EXCEPT THE NORTH 78 FEET AND EXCEPT THE SOUTH 95 FEET THEREOF AND EXCEPT THE EAST 75 FEET THEREOF TAKEN FOR WIDENING MICHIGAN AVENUE) ALL IN KINZIE'S ADDITION TO CHICAGO, IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.