

MECHANIC'S LIEN:
CLAIM

STATE OF ILLINOIS }
 }
COUNTY OF Cook }

JEFFEX LLC

CLAIMANT

-VS-

U.S. Bank, NA, as Trustee for Lehman Brothers Small Balance Commercial Mortgage, Pass-Through
Certificates, Series 2007-2
CR REALTY ADVISORS, LLC

DEFENDANT(S)

The claimant, JEFFEX LLC of Gurnee, IL 60031 County of Lake, hereby files a claim for lien against CR
REALTY ADVISORS, LLC, located at 325 W Huron Street, Suite 230 Chicago, State of IL, representing
themselves as contractor and Court Appointed Receiver/Agent for owner and U.S. Bank, NA, as Trustee for
Lehman Brothers Small Balance Commercial Mortgage, Pass-Through Certificates, Series 2007-2
Foothill Ranch, CA 92610 {hereinafter referred to as "owner(s)"} and states:

That on or about 02/22/2013, the owner owned the following described land in the County of Cook, State of
Illinois to wit:

Street Address: 1819 N. Major Avenue Chicago, IL 60639

A/K/A: SEE ATTACHED LEGAL DESCRIPTION EXHIBIT "A"

A/K/A: Tax # 13-32-400-062; 13-32-400-063; 13-32-400-067; 13-32-400-068

and CR REALTY ADVISORS, LLC representing themselves as contractor and Court Appointed
Receiver/Agent was the owner's Receiver/Agent for the improvement thereof. That on or about 02/22/2013,
said Receiver/Agent made a contract with the claimant to provide labor, equipment and material for
demolition services and cleanout work for and in said improvement, and that on or about 02/28/2013 the
claimant completed thereunder all that was required to be done by said contract.

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The following amounts are due on said contract:

Contract	\$66,939.33
Extras/Change Orders	\$0.00
Credits	\$0.00
Payments	\$61,158.67

Total Balance Due \$5,780.66

leaving due, unpaid and owing to the claimant after allowing all credits, the sum of **Five Thousand Seven Hundred Eighty-and Sixty Six Hundredths (\$5780.66) Dollars**, for which, with interest, the Claimant claims a lien on said land, beneficial interests, if any, recorded or unrecorded leasehold interests, if any, and improvements, and on the moneys or other considerations due or to become due from the owner under said contract against said Receiver/Agent and owner.

To the extent permitted by law, all waivers of lien heretofore given by claimant, if any, in order to induce payment not received are hereby revoked. Acceptance of payment by claimant of part, but not all, of the amount claimed due hereunder shall not operate to invalidate this notice.

JEFFEX LLC

X BY: _____
Managing Member



Prepared By:
JEFFEX LLC
3535 Washington St.
Ste. 100
Gurnee, IL 60031

VERIFICATION

State of Illinois

County of Lake

The affiant, Jeffrey Cioni, being first duly sworn on oath deposes and says that the affiant is Managing Member of the claimant; that the affiant has read the foregoing claim for lien and knows the contents thereof; and that all the statements therein contained are true.

X _____
Managing Member



Subscribed and sworn to
before me this June 17, 2013.

X _____
Notary Public's Signature



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121171604 Page 3 of 6

FEE SIMPLE ECONOMY 1 PARCEL:

THAT PART OF LOTS 1 AND 2 IN KEENEY INDUSTRIAL DISTRICT (BEING AN OWNERS DIVISION) IN THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON A LINE DRAWN PARALLEL WITH AND 859.34 FEET EAST OF THE WEST LINE OF LOT 3 IN SAID KEENEY INDUSTRIAL DISTRICT (SAID WEST LINE OF LOT 3 BEING THE EAST LINE OF MONITOR AVENUE), SAID POINT BEING 41.0 FEET SOUTH OF THE NORTH LINE OF SAID LOT 2; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST (ASSUMED BEARING), PARALLEL WITH THE NORTH LINE OF SAID LOT 2, 47.90 FEET; THENCE SOUTH 0 DEGREES 09 MINUTES 29 SECONDS EAST, 10.0 FEET; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST, 188.75 FEET; THENCE SOUTH 0 DEGREES 15 MINUTES 02 SECONDS WEST, 66.0 FEET; THENCE NORTH 89 DEGREES 44 MINUTES 55 SECONDS WEST, 0.45 FEET; THENCE SOUTH 0 DEGREES 12 MINUTES 18 SECONDS WEST, 129.52 FEET FOR A PLACE OF BEGINNING; THENCE SOUTH 0 DEGREES 12 MINUTES 18 SECONDS WEST, 41.76 FEET; THENCE NORTH 89 DEGREES 54 MINUTES 03 SECONDS EAST, 98.42 FEET; THENCE SOUTH 0 DEGREES 05 MINUTES 57 SECONDS EAST, 153.53 FEET; THENCE NORTH 89 DEGREES 42 MINUTES 00 SECONDS WEST, 147.10 FEET; THENCE SOUTH 0 DEGREES 05 MINUTES 57 SECONDS EAST, 156.05 FEET TO A POINT ON A LINE 165.78 FEET NORTH OF THE SOUTH LINE OF SAID LOT 1; THENCE NORTH 89 DEGREES 42 MINUTES 47 SECONDS WEST, 87.77 FEET TO A POINT ON THE EAST LINE OF AN EASEMENT FOR A PRIVATE STREET PER DOCUMENT NO. 13682555; THENCE NORTH 0 DEGREES 01 MINUTES 29 SECONDS WEST, ALONG SAID EAST LINE, 326.18 FEET; THENCE NORTH 89 DEGREES 50 MINUTES 31 SECONDS EAST, 0.86 FEET; THENCE NORTH 0 DEGREES 05 MINUTES 57 SECONDS WEST, 23.73 FEET; THENCE NORTH 89 DEGREES 54 MINUTES 03 SECONDS EAST, 136.15 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF FEE SIMPLE ECONOMY 1 PARCEL FROM PRIVATE STREET 50 FEET IN WIDTH, COMMONLY KNOWN AS NORTH MAJOR AVENUE, AS SET FORTH IN DEEDS RECORDED AS DOCUMENT NOS. 12417835, 13655073, 13933934 AND, PARTICULARLY, 18716054, WHICH SAID PRIVATE STREET EXTENDS OVER THE PREMISES DESCRIBED AS FOLLOWS:

A STRIP OF LAND 50 FEET WIDE IN SAID LOT 2 OF KEENEY INDUSTRIAL DISTRICT, THE CENTER LINE OF SAID 50 FEET STRIP COMMENCING AT A POINT IN A LINE 932.24 FEET EAST OF AND PARALLEL TO THE WEST LINE OF LOTS 3 AND 4 IN SAID KEENEY INDUSTRIAL DISTRICT, WHICH SAID POINT IS 643.07 FEET NORTH OF THE SOUTH LINE OF SAID LOT 2 AND RUNNING THENCE SOUTH ALONG SAID PARALLEL LINE 643.07 FEET, MORE OR LESS, TO THE SOUTH LINE OF SAID LOT 2, AND CONNECTS WITH BLOOMINGDALE AVENUE.

FEE SIMPLE ECONOMY 2 PARCEL:

THAT PART OF LOTS 1 AND 2 IN KEENEY INDUSTRIAL DISTRICT (BEING AN OWNERS DIVISION) IN THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13, EAST

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1211716042 Page: 4 of 6

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS (CONTINUED):
OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON A LINE DRAWN PARALLEL WITH AND 859.34 FEET EAST OF THE WEST LINE OF LOT 3 IN SAID KEENEY INDUSTRIAL DISTRICT (SAID WEST LINE OF LOT 3 BEING THE EAST LINE OF MONITOR AVENUE), SAID POINT BEING 41.0 FEET SOUTH OF THE NORTH LINE OF SAID LOT 2; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST (ASSUMED BEARING), PARALLEL WITH THE NORTH LINE OF SAID LOT 2, 47.90 FEET; THENCE SOUTH 0 DEGREES 09 MINUTES 29 SECONDS EAST, 10.0 FEET; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST, 188.75 FEET; THENCE SOUTH 0 DEGREES 15 MINUTES 02 SECONDS WEST, 66.0 FEET; THENCE NORTH 89 DEGREES 44 MINUTES 55 SECONDS WEST, 0.45 FEET; THENCE SOUTH 0 DEGREES 12 MINUTES 18 SECONDS WEST, 129.52 FEET; THENCE SOUTH 0 DEGREES 12 MINUTES 18 SECONDS WEST, 41.96 FEET; THENCE NORTH 89 DEGREES 54 MINUTES 03 SECONDS EAST, 98.42 FEET; THENCE SOUTH 0 DEGREES 05 MINUTES 57 SECONDS EAST, 153.53 FEET; THENCE NORTH 89 DEGREES 42 MINUTES 00 SECONDS WEST, 147.10 FEET FOR A POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 42 MINUTES 00 SECONDS EAST, 492.25 FEET TO A POINT ON THE EAST LINE OF SAID LOT 1; THENCE SOUTH 0 DEGREES 14 MINUTES 39 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 1, 155.94 FEET TO A POINT THAT IS 165.78 FEET NORTH OF THE SOUTH LINE OF SAID LOT 1; THENCE NORTH 89 DEGREES 42 MINUTES 47 SECONDS WEST, PARALLEL WITH THE SOUTH LINE OF SAID LOT 1, 492.64 FEET; THENCE NORTH 0 DEGREES 05 MINUTES 57 SECONDS WEST, 156.05 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 4:

SPRINKLER EASEMENT:

NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF ECONOMY 1 PARCEL AND ECONOMY 2 PARCEL FOR MAINTENANCE, OPERATION AND IMPROVEMENT OF THE SPRINKLER/FIRE ATTENUATION SYSTEM AS CREATED BY THE SPRINKLER MAINTENANCE AGREEMENT BETWEEN KOLMAR/GOLDSTEIN FAMILY LIMITED PARTNERSHIP AND 1819 N. MAJOR LLC RECORDED SEPTEMBER 29, 2006 AS DOCUMENT NO. 0627231087 AND THE AMENDMENT THERETO WITH P & E COMMERCIAL PROPERTIES, LLC, RECORDED AUGUST 15, 2007 AS DOCUMENT NO. 072122028 AND THE SECOND AMENDMENT THERETO WITH ECONOMY, INC., RECORDED SEPTEMBER 7, 2007 AS DOCUMENT NO. 0725031049.

PARCEL 5:

ECONOMY PARKING AREA:

THAT PART OF LOTS 2 AND 3 IN KEENEY INDUSTRIAL DISTRICT (BEING AN OWNERS DIVISION) IN THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON A LINE DRAWN PARALLEL WITH AND 859.34 FEET EAST OF THE WEST LINE OF LOT 3 IN SAID KEENEY INDUSTRIAL DISTRICT (SAID WEST LINE OF LOT 3 BEING THE EAST LINE OF MONITOR AVENUE) SAID POINT BEING 41.0 FEET SOUTH OF THE NORTH LINE OF SAID LOT 2; THENCE SOUTH 0 DEGREES 13 MINUTES 46 SECONDS WEST, 13.45 FEET; THENCE NORTH 89 DEGREES 44 MINUTES 28 SECONDS WEST, 353.12 FEET FOR A POINT OF BEGINNING; THENCE SOUTH 0 DEGREES 16 MINUTES 55 SECONDS WEST, 16.0 FEET; THENCE SOUTH 89 DEGREES 43 MINUTES 05 SECONDS EAST, 230.25 FEET; THENCE SOUTH 0

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1211716042 Page 5 of 5

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS (CONTINUED):

DEGREES 16 MINUTES 55 SECONDS WEST, 113.01 FEET; THENCE NORTH 89 DEGREES 43 MINUTES 18 SECONDS WEST, 250.52 FEET; THENCE NORTH 75 DEGREES 08 MINUTES 25 SECONDS WEST, 64.38 FEET; THENCE NORTH 69 DEGREES 45 MINUTES 08 SECONDS WEST, 82.52 FEET; THENCE SOUTH 51 DEGREES 40 MINUTES 28 SECONDS WEST, 34.93 FEET; THENCE NORTHWESTERLY ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 485.52 FEET, AN ARC LENGTH OF 89.41 FEET; THENCE NORTH 41 DEGREES 03 MINUTES 20 SECONDS EAST, 34.0 FEET; THENCE NORTH 5 DEGREES 29 MINUTES 04 SECONDS EAST, 16.39 FEET; THENCE SOUTH 19 DEGREES 44 MINUTES 26 SECONDS EAST, 225.71 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 6:

EASEMENT FOR ACCESS FROM FEE SIMPLE ECONOMY 1 PARCEL AND FEE SIMPLE ECONOMY 2 PARCEL TO ECONOMY PARKING AREA AS CREATED BY EASEMENT AGREEMENT BETWEEN KOLMAR/GOLDSTEIN FAMILY LIMITED PARTNERSHIP AND ECONOMY, INC., RECORDED SEPTEMBER 7, 2007 AS DOCUMENT NO. 0725031050.