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1320422110

JEANES CONSTRUCTION CO., INC.
CLAIMANT

Doc#: 1320422110 **Fee:** \$44.00
RHSP Fee: \$9.00 **RPRF Fee:** \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/23/2013 04:00 PM Pg: 1 of 4

VS

Chicago Title Land Trust Company, Successor Trustee
UTA 4344, dated May 14, 1990
and all other(s) owning or claiming
an interest in the hereinafter-described
real estate

DEFENDANTS

TAKE NOTICE THAT PAYMENT IS DUE AS DESCRIBED AND UNLESS PAID IN FULL TO JEANES CONSTRUCTION COMPANY WITH TEN DAYS OF YOUR RECEIPT OF THIS NOTICE, THE FOLLOWING MECHANICS LIEN WILL BE FILED IN THE AMOUNT OF \$7,947.00, plus prorata permit fee of \$725.00, and \$1,600.38 change order.

THE CLAIMANT, JEANES CONSTRUCTION CO., INC., 13841 SOUTHWEST HIGHWAY, ORLAND PARK, IL. 60462, hereby files a notice and claim for mechanics lien, as hereinafter more particularly stated, against Chicago Title Land Trust Company, Successor Trustee UTA 4344, dated May 14, 1990, owning or claiming an interest in the following described real property and states:

NOTICE AND CLAIM FOR LIEN IN THE AMOUNT OF \$7,947.00. THE CLAIMANT, JEANES CONSTRUCTION CO., INC., 13841 SOUTHWEST HIGHWAY, ORLAND PARK, IL. 60462, hereby files a notice and claim for mechanics lien, as hereinafter more particularly stated, against Chicago Title Land Trust Company, Successor Trustee UTA 4344, dated May 14, 1990, owning or claiming an interest in the following described real property and states:

THAT, at all relevant times, Chicago Title Land Trust Company, Successor Trustee UTA 4344, dated May 14, 1990 and all other(s) owning or claiming an interest in the following-described real property, or any of them, was (were) and the owner (s) of the following-described real property, to wit:

Permanent Index Number: 16-17-305-032-1009

Property Address: 908 S. Taylor, Unit 908A

THAT, on January 14, 2013, Claimant entered into a contract with Daniel Harrington, Receiver and Agent, to provide labor and materials to complete construction of improvements for the afore-described real property at a value of and for the sum of \$21,983.00.

THAT, as of the date of filing of the instant instrument, Claimant's last date on which work pursuant to the said contract was on March 8, 2013, after a credit for payments,

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leaving an unpaid balance of \$7,947.00, , plus prorata permit fee of ^{1125.00} ~~\$725.00~~, and \$1,600.38 change order.

THE CLAIMANT, JEANES CONSTRUCTION CO., INC., 13841 SOUTHWEST HIGHWAY, ORLAND PARK, IL. 60462, hereby files a notice and claim for mechanics lien, as hereinafter more particularly stated, against Chicago Title Land Trust Company, Successor Trustee UTA 4344, dated May 14, 1990, owning or claiming an interest in the following described real property and states:

^{7,10,672.38} ~~7,947.00~~, for which, with interest at the statutory rate of 10% per annum, as specified in the Illinois Mechanics Lien Act, and all other applicable statutory and equitable remedies. Claimant claims a lien on the afore-described real property and improvements and, as against the creditors and assignees, and personal and legal representatives of the contractor, on the material, fixtures, apparatus or machinery furnished, and on the moneys or other considerations due or to become due from the owner(s), or its (their) agent (s), under the original contract.

Jeanes Construction Company, Inc.

By: Donald H. Jeanes
Donald H. Jeanes, President

VERIFICATION

State of Illinois)
) SS
County of Cook)

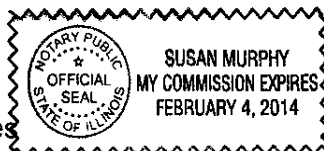
The Affiant, Donald H. Jeanes, being first duly sworn, on oath deposes and says that the affiant is President of the Claimant; that the affiant has read the foregoing claim for lien and knows the contents thereof, and that all statements therein contained are true.

By: Donald H. Jeanes
Donald H. Jeanes, President

Subscribed and sworn to
before me this 27 day of June, 2013

Susan Murphy
Notary Public

Prepared By & Mail To:
Thomas F. Courtney & Associates
7000 West 127th Street
Palos Heights, IL 60463



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Property of Cook County

2. **Legal Description:** UNITS

IN THE GALLERY 900 CONDOMINIUMS AS DELINEATED ON § 908A,
A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 9 AND 10 IN
BLOCK 3 IN AUSTIN PARK, BEING A SUBDIVISION OF THE EAST 1/2 OF THE
SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE
THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS
ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM
RECORDED AS DOCUMENT 0708915091; TOGETHER WITH ITS UNDIVIDED
PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY
ILLINOIS.

