

# UNOFFICIAL COPY

**MECHANICS' LIEN:**

**NOTICE AND CLAIM**



1325449009

**Doc#: 1325449009 Fee: \$32.00**  
RHSP Fee:\$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/11/2013 09:58 AM Pg: 1 of 4

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF C O O K )

MID-AMERICAN WATER, INC.,

Claimant,

v.

HARTFORD & SONS LLC, ACCEL CONSTRUCTION SERVICES GROUP, LLC, PACIFIC CONSTRUCTION SERVICES, INC., ACCEL PACIFIC JOINT VENTURE, RAVENSWOOD TERRACE, LLC, NORTH SHORE BANK & TRUST COMPANY, INTERNATIONAL HAULING & EXCAVATING, INC., UNKNOWN OWNERS, NON-RECORD CLAIMANTS AND UNKNOWN TENANTS,

Defendants.

The Claimant, MID-AMERICAN WATER, INC., an Illinois corporation, of Aurora, Illinois, files a Notice and Claim for Lien against HARTFORD & SONS LLC ("Sub-Contractor") of LaGrange, DuPage County, Illinois, PACIFIC/ACCEL JOINT VENTURE and/or ACCEL CONSTRUCTION SERVICES INC. and /or ACCEL CONSTRUCTION SERVICES CORPORATION LLC ("Contractor(s)"), RAVENSWOOD TERRACE, LLC ("Owner"), NORTH SHORE COMMUNITY BANK & TRUST COMPANY and any persons and/or entities claiming to be interested in the real estate described herein, and states:

On May 17, 2013, the Owner owned the following described land in Cook County, Illinois, to wit:

1801-1809 West Argyle, Chicago, Illinois 60640:

LOTS 7 AND 8 IN EMIL G. SKOGLUNDS LINCOLN ARGYLE SUBDIVISION OF THE NORTH 1/2 OF BLOCK 1 IN NORTH RAVENSWOOD OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Nos.: 14-07-418-002-0000 ("Premises")

and contracted with the Contractor(s) to make improvements thereon. That before May 17, 2013 the Contractor made a subcontract with Subcontractor who contracted with Claimant to provide sewer and water materials for and in the improvement on the Premises. The Claimant completed all that it was to complete by June 17, 2013 to the value of Two Hundred Fifty Five Thousand Nine Hundred Fourteen and 20/100ths (\$255,914.20) Dollars.

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The Subcontractor is entitled to credits on account leaving due, unpaid and owing to the Claimant, the sum of One Hundred Ninety Seven Thousand Two Hundred Ninety Five and 44/100ths (\$197,295.44) Dollars for which, with interest and attorneys' fees, the Claimant claims a lien on the land and improvements thereon against the Subcontractor, Contractor(s) and Owner and on any funds that become due Subcontractor and/or Contractor from the Owner.

MID-AMERICAN WATER, INC.

By: X *Derek Dixon*  
Derek Dixon, President

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF WANEKA )

The Affiant, DEREK DIXON, being first duly sworn on oath, deposes and says that he is the President of MID-AMERICAN WATER, INC., the Claimant, that he has read the foregoing Mechanics' Lien Notice and Claim and knows the contents thereof, and that all the statements therein contained are true.

X *Derek Dixon*  
Derek Dixon

SUBSCRIBED and SWORN to before me this 6th day of September, 2013.

*Steven A. Cole*  
Notary Public



My commission expires: 03-22-2017

**This Instrument Prepared by and Mail to:**

Lee F. DeWald, DeWald Law Group PC, 1237 South Arlington Heights Road, P.O. Box 1880, Arlington Heights, Illinois 60005

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## SERVICE LIST

### CERTIFIED MAIL-RETURN RECEIPT REQUESTED

RESTRICTED DELIVERY-REGULAR MAIL – 9469 3118 9956 0494 1040 35

Henry G. Lopez, Registered Agent for Accel  
Construction Services Group, LLC  
1334 West Newport Avenue  
Chicago, Illinois 60657

### CERTIFIED MAIL-RETURN RECEIPT REQUESTED

RESTRICTED DELIVERY-REGULAR MAIL – 9469 3118 9956 0494 4308 68

Michael A. Pedicone, Registered Agent for  
Hartford & Sons LLC  
2907 South Wabash Avenue, Suite 200  
Chicago, Illinois 60616

### CERTIFIED MAIL-RETURN RECEIPT REQUESTED

RESTRICTED DELIVERY-REGULAR MAIL – 9469 3118 9956 0494 4121 30

Eric D. Kaplan, Registered Agent for Pacific  
Construction Services, Inc.  
180 North LaSalle Street, Suite 2108  
Chicago, Illinois 60601

### CERTIFIED MAIL-RETURN RECEIPT REQUESTED

RESTRICTED DELIVERY-REGULAR MAIL – 9469 3118 9956 0494 4454 11

Ike Hong/Henry Lopez  
Accel/Pacific Joint Venture  
4753 North Broadway Street, Suite 915  
Chicago, Illinois 60640

### CERTIFIED MAIL-RETURN RECEIPT REQUESTED

RESTRICTED DELIVERY-REGULAR MAIL – 9469 3118 9956 0494 4772 52

Greg Merdinger, Registered Agent for  
Ravenswood Terrace LLC  
833 North Orleans Street, Suite 400  
Chicago, Illinois 60610

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**CERTIFIED MAIL-RETURN RECEIPT REQUESTED**

**RESTRICTED DELIVERY-REGULAR MAIL – 9469 3118 9956 0494 4215 38**

William Lynch, President and CEO  
North Shore Community Bank & Trust Company  
1145 Wilmette Avenue  
Wilmette, Illinois 60091

**CERTIFIED MAIL-RETURN RECEIPT REQUESTED**

**RESTRICTED DELIVERY-REGULAR MAIL – 9414 9118 9956 0494 6828 32**

Lee F. DeWald, Attorney for International  
Hauling & Excavating, Inc.  
1237 South Arlington Heights Road  
Arlington Heights, Illinois 60005

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