

# UNOFFICIAL COPY

**CONTRACTOR'S CLAIM  
FOR MECHANICS LIEN**

STATE OF ILLINOIS        )  
                                      )SS.  
COUNTY OF COOK         )



Doc#: 1334334046 Fee: \$32.00  
RHSP Fee:\$9.00 RPRF Fee: \$1.00  
Karen A.Yarbrough  
Cook County Recorder of Deeds  
Date: 12/09/2013 10:57 AM Pg: 1 of 3

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IN THE OFFICE OF THE RECORDER OF DEEDS  
OF COOK COUNTY, ILLINOIS

SOUKUP PLUMBING, INC.

Claimant,

v.

CCM SHERIDAN ROAD, LLC, Q.C. ENTERPRISES, INC., VIVIAN PAN, PATRICK DAVID HOENER, KATHLEEN REARDON, KENNETH LEHMANN, MICHAEL LEHMANN, JASON YAU, XIAOWEN ZHONG, KAREN SYKORA, UNKNOWN OWNERS and NON-RECORD CLAIMANTS.

The Claimant, SOUKUP PLUMBING, INC., located at 825 E. North Avenue, Glendale Heights, Illinois, being a contractor for the construction project under the real estate described below, hereby files a Claim of Lien against CCM SHERIDAN ROAD, LLC, Q.C. ENTERPRISES, INC., VIVIAN PAN, PATRICK DAVID HOENER, KATHLEEN REARDON, KENNETH LEHMANN, MICHAEL LEHMANN, JASON YAU, XIAOWEN ZHONG and KAREN SYKORA, original owner, contractor and current owners, respectively, of the real property in question, commonly known as 2930 N. Sheridan, Units 1503, 1504, 2002, 2001, 1304, 1302, 1505 and 1704, City of Chicago, County of Cook, State of Illinois and any other person or entity claiming an interest in the real property by, through or under the aforesaid such as UNKNOWN OWNERS and NON-RECORD CLAIMANTS. In support thereof, the Claimant states as follows.

1. That on or about June 1, 2012 and at all times relevant herein, CCM SHERIDAN ROAD, LLC, Q.C. ENTERPRISES, INC. and UNKNOWN OWNERS and NON-RECORD CLAIMANTS were and are the owner, contractor and/or interested parties of the following described real estate in the County of Cook, State of Illinois, to wit:

UNITS 1503, 1504, 2002, 2001, 1304, 1302, 1505 AND 1704 IN THE 2930 SHERIDAN TOWER CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING

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DESCRIBED TRACT OF LAND: LOT 'A' (EXCEPT THAT PARTY THEREOF TAKEN AND DEDICATED FOR SHERIDAN ROAD) AND LOTS 1, 2, AND 3 IN BLOCK 2 GILBERT HUMMBARD'S ADDITION TO CHICAGO OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

The permanent real estate tax numbers are:

- 14-28-118-053-1139
- 14-28-118-053-1137
- 14-28-118-053-1162
- 14-28-118-053-1163
- 14-28-118-053-1164
- 14-28-118-053-1187
- 14-28-118-053-1220
- 14-28-118-053-1221

2. That on or about June 1, 2012, the Claimant entered into a written contract in the amount of \$219,468.47 with Q.C. ENTERPRISES, INC., CCM SHERIDAN ROAD, LLC's contractor and authorized agent, to provide labor, materials, tools and equipment relative to plumbing and other construction work and other valuable work and services related thereto to be used in and during the construction of the real property.

3. At the special instance and request of Q.C. ENTERPRISES, INC., and with knowledge of the owner, the Claimant furnished extra and additional labor, materials, tools and equipment for improvements and construction of the real property with the value of \$0.

4. That the contract and extras were entered into and the labor, materials, tools and equipment provided with the knowledge and consent of the owners. Alternatively, the owners authorized the contract and extras or knowingly permitted such contracts and extras for the improvement of the real property.

5. That from on or about June 1, 2012 through August 12, 2013, the Claimant provided \$219,468.77 worth of labor, materials, tools and equipment and other valuable work and services related thereto pursuant to the contract and all change orders and extras.

6. That after allowing all credits and amounts due, the sum of \$26,920.00 remains due and owing, for which, with interest and attorney's fees as allowed by contract and statute, the Claimant claims a lien on said land and improvements. Said amounts owed are apportioned amongst the various units as follows:

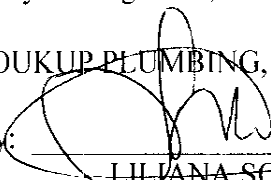
<u>Unit</u>	<u>Due</u>
1503	\$3,723
1504	\$3,723
2002	\$2,983

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2001	\$2,983
1304	\$3,031
1302	\$3,723
1505	\$3,031
1704	\$3,723

7. That Claimant last delivered materials to and provided labor, tools and equipment for the construction and improvement of the real property on August 12, 2013.

SOUKUP PLUMBING, INC.,

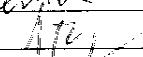
By:   
LILIANA SOUKUP

STATE OF ILLINOIS )  
)SS.  
COUNTY OF COOK )

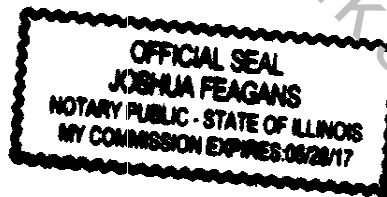
### VERIFICATION

The Affiant, LILIANA SOUKUP of SOUKUP PLUMBING, INC., being first duly sworn on oath, deposes and says that she has read the forgoing CONTRACTORS CLAIM FOR MECHANICS LIEN, knows the contents thereof, and states that all of the statements therein contained are true and correct to the best of her information and belief.

  
LILIANA SOUKUP

SUBSCRIBED AND SWORN to  
Before me on this 5 day of  
December, 2013  


Prepared By:  
Joshua M. Feagans  
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630-524-2563



After Recorded Return To:  
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