# **UNOFFICIAL COPY**



NOTICE AND CLAIM FOR MECHANIC LIEN

STATE OF ILLINOIS )

:: ss.:

COUNTY OF COOK )

Doc#: 1400619012 Fee: \$35.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 01/06/2014 09:52 AM Pg: 1 of 7

(For Recorder's Use Only)

### NOTICE AND CLAIM FOR MECHANICS LIEN

The claimant, SORIN VLAD d/b/a DC CONSTRUCTION & DEVELOPMENT CO. ("Claimant"), with an inddress at 5614 N. Campbell Ave., Chicago, Illinois 60659, hereby files its Mechanics Lien against LIVIU MIHULET and CLAUDIA MIHULET ("Owner"), and states:

1. In or about November 2011, the Owner owned the following described real property in the County of Cook, State of Illinois ("Property"), to wit:

LOT 21 IN IN HOLLYWOOD IN WILMETTE RESUBDIVISION OF PART OF THE WEST 12 OF LOT 29 IN COUNTY CLERK'S DIVISION IN SECTION 32, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN AND PART OF LOTS 1, 2, 3 AND 4 IN ROEMER'S SUBDIVISION OF LOT 30 IN COUNTY CLERK'S DIVISION IN SECTION 32 AFORESAID IN COOK COUNTY, ILLINOIS

Pin. Nos.:

05-32-313-003-0000

Common Address: 241 Sunset Dr., Wilmette, Illinois 60091

- 2. On or about November 1, 2011, Claimant entered into a contract with Owner to provide certain construction work at the Property, including without limitation, (i) demchion and complete rehab of kitchen; (ii) hardwood flooring; (iii) plastering and painting work; (iv) electrica work; and (iv) plumbing work. The construction work is further detailed in the written documents attacked as Exhibit A. Claimant substantially completed and furnished all of the services and materials called for under the contract on or about December 21, 2013.
- 3. As of the date hereof, there is due, unpaid and owning to Claimant, after allowing all credits, the principal sum of Ninety Thousand Three Hundred Thirty Dollars (\$90,330.00), which principal amount bears interest at a statutory rate of ten percent (10%) per annum for which Claimant claims a mechanics lien on the Property, land and improvements.

Dated: January 6, 2014

SORIN VLAD d/b/a DC CONSTRUCTION & DEVELOPMENT CO.

By:

Sorin Vlad

"OFFICIAL SEAL"

Arkadiusz Dabrowski Notary Public, State of Illinois My Commission Expires 4/5/2017

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STATE OF ILLINOIS ) :: ss.:
COUNTY OF COOK )

The Affiant, Sorin Vlad, being first duly sworn, on oath deposes and states he has read the foregoing Notice and Claim for Mechanic Lien and knows the contents thereof, and that the statements contained therein contained are true to the best of Affiant's knowledge.

By:

Sorin Vlad

The foregoing NOTICE APID CLAIM FOR MECHANIC LIEN was acknowledged and signed before me by Sorin Vlad this 5 th day of January 2014

Notary Public

"OFFICIAL SEAL"

Arkadiusz Dabrowski

Notary Public, State of Illinois

My Commission Expires 4/5/2017

### PROOF OF MAILING

I, Sorin Vlad, hereby certify that I served a true and correct copy of this NOTICE AND CLAIM FOR MECHANIC LIEN by Certified Mail, Return Receipt Requestry to the below listed persons by depositing the same in the U.S. Mail at Chicago, Illinois, on January 67.30.4:

LIVIU MIHULET CLAUDIA MIHULET 241 Sunset Dr. Wilmette, Illinois 60091

WELLS FARGO BANK Freedman Anselmo Lindberg, LLC 1771 W. Diehl Rd., Suite 150 Naperville, Illinois 60563

NORTHSIDE COMMUNITY BANK 8060 Oakton Street Niles, Illinois 60714

FIFTH THIRD BANK 161 N. Clark St. Chicago, Illinois 60601

Sorin Vlad

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# EXHIBIT A County Clerk's Office

- EXHIBIT A -

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# **UNOFFICIAL COPY**

# **DC Construction & Development Co**

5614 N CAMPBELL AVE, CHICAGO, IL, 60659 Ph: 773-255-4141

12/18/2013

12/16/2013		
OB ADDRESS: 241 SUNSET, WILMETTE IL 60091		
OWER LEVEL OF THE HOUSE, Familly Room, Office, Laundry		
At the floor description and under		
Water flood coming from the storm thru the wall above the foundation and under the wall.		\$1,800.0
Remove water, bring rans and dehumidifiers		71,000.0
Supply 2 fans and let ru: in the place @ \$15/piece/day	32 days	\$960.0
supply 2 fans and let run in the place @ \$15/piece/day supply 2 dehunidifiers to remove moist @ \$30/piece/day	32 days	\$1,920.0
		0
NOTE: THE TOTAL OUTSTANDING BALANCE MUST BE PAID IN FULL UPON SALE OF PROPERTY. IN ADDITION TO THE OUTSTANDING BALANCE THERE IS AN INTEREST CHARGE OF 18% APR UNTILL PAID IN FULL. F NECESSARY LEGAL AND COLLECTION FEES ARE EXTRA.	TOTAL:	\$4,680.0

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# **DC Construction & Development Co**

5614 N CAMPBELL AVE, CHICAGO, IL, 60659 Ph: 773-255-4141

6/1/2012	
Job Address: 241 Sunset Dr., Wilmette IL 60091	
2 BATHROOMS RENOVATIONS	
Pull out the drywall, remove the existing plumbing pipes, install new coper	
pipes and drain. (the entire riser and the conection to main supply)	\$2,300.00
Supply and install a new whirlpool, 2 new faucet, 2 new drain, 2 new showerheads	\$2,850.00
Supply and install a new travertine floor and wall (2 bathrooms material and labor)	\$3,600.00
Supply and install new toilets (2 pc)	\$600.00
Remove all the baseboard in all the house, supply and install a new baseboard, base	
SHOE, supply and install parel moldings in familly room, dining room and living room.	\$3,400.00
Caulk, prime and paint all the doors and trims, plaster and repair as necessary all the walls	
and replace drywall where need it. Prime and paint the entire house	\$4,600.00
Remove and replace all the existing windows with new thermopane windows and	
exterior aluminium capping.	\$11,000.00
Replace the furnace and A/C condens unit with new ones	\$3,300.00
Remove and replace with a new one the electrical service panel	\$1,500.00
	\$4,000.00
Complete floor sanding, staining and apply 3 coats of Glitsa fininshing	
NOTE: THE TOTAL OUTSTANDING BALANCE MUST BE PAID IN FULL UPON SALE OF PROPERTY. IN ADDITION TO THE OUTSTANDING BALANCE THERE IS AN INTEREST CHARGE OF 18% APR UNTILL PAID IN FULL. IF NECESSARY LEGAL AND COLLECTION FEES ARE EXTRA.  Total	\$37,150.00

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# **DC Construction & Development Co**

5614 N CAMPBELL AVE, CHICAGO, IL, 60659 Ph: 773-255-4141

5/14/2012

3/14/2012	111.773 233 4141		
Job Address:	241 Sunset Dr., Wilmette IL 60091		
supply a new di Remove the car	Office, Laundry  ywall from the floor up, remove the insulation, replace with new one,  rywall, platster and tape, install panel molding, caulk and paint  rpet, cut a trench in the concrete around the outside perimeter of walls,  , 2 oply 3" of gravell, supply and instal a 4" perforated drain pipe, cover		\$2,600.00
with gravel to life flood pump cor Supply traverting	evel and concrete patch the area. Supply and installa new well, new mplete with cover.  ne floor tiles and install in the office and laundry room  elt paper, 3/4 CD% plywood, install over concrete, supply 3/4" solid		\$6,500.00 \$3,850.00
hardwood flooi	ring, sanidng, staiding, apply 3 coats of Glitsa finishing.		\$4,200.00
	Cook		
	T <sub>C</sub> ,		
	ring, sanidng, staroing, apply 3 coats of Glitsa finishing.		
	Continue of the second of the		
		-0	
OF PROPERTY.	TAL OUTSTANDING BALANCE MUST BE PAID IN FULL UPON SALE IN ADDITION TO THE OUTSTANDING BALANCE THERE IS AN RGE OF 18% APR UNTILL PAID IN FULL.		
IF NECESSARY L	EGAL AND COLLECTION FEES ARE EXTRA.	TOTAL	\$17,150.00

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# **UNOFFICIAL COPY**

# **DC Construction & Development Co**

5614 N CAMPBELL AVE, CHICAGO, IL, 60659 Ph: 773-255-4141

11/10/2011

lob Address: 241 Sunset, Wilmette IL 60091		
KITCHEN:		
Pull out the existing cabinets, apliances, old crcked drywall and haul away.	İ	\$2,500.00
Remove existing plumbing pipe and replace with a new one		\$1,350.00
Repair the walls as n-cessary, plaster & tape, sand, prime and paint		\$1,800.00
Supply and install new latchen cabinets		\$9,800.00
Supply and install a new kitchen granite countertop 1 1/4"		\$5,000.00
Supply a new faucet, new undermount sink, new drain, new garbage disposal		\$2,400.00
Remove and replace as necessary to prepare the existing sub-floor, supply,		
nstall a new square tile Shaw Lamir sted floor.		\$3,600.00
Supply and install new stainless steel 4 oiece appliances		\$4,600.00
Replace the light fixtures.		\$300.00
Supply and install new stainless steel 4 piece appliances Replace the light fixtures.		
NOTE: THE TOTAL OUTSTANDING BALANCE MUST BE PAID IN FULL UPON SALE OF PROPERTY. IN ADDITION TO THE OUTSTANDING BALANCE THERE IS AN NTEREST CHARGE OF 18% APR UNTILL PAID IN FULL.		
F NECESSARY LEGAL AND COLLECTION FEES ARE EXTRA.	Total:	\$31,350.00
$\mathcal{M}_{i}$		