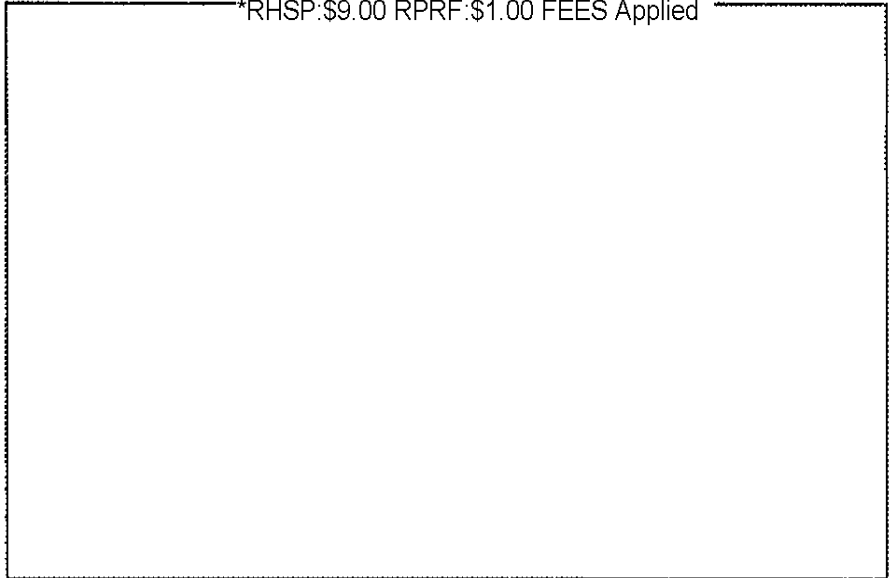


STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)



Property of Cook County Clerk's Office

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

SILVER PROPERTY GROUP, LTD.)
(Broker No. 478025946))
)
Claimant.)
)
vs.) Amount Claimed: \$32,500.00
)
)
)
FELIX BOLOTIN, RACHEL BOLOTIN, ANTHONY)
KAPLUNOV, LADA KAPLUNOV, and CHICAGO)
TITLE LAND TRUST COMPANY, as Trustee u/t/n)
8002352502 dated 2/15/2009, UNKNOWN OWNERS)
NON-RECORD CLAIMANTS)
)
Defendants.)

CLAIM FOR LIEN

The Claimant, Silver Property Group, LTD, of Chicago, Cook County, Illinois, hereby makes the following statement and claims a lien under the law entitled "Commercial Real Estate Broker Lien Act" 770 ILCS 15/1 (from Ch. 82, par. 651) against Felix Bolotin, Rachel Bolotin, Anthony Kaplunov, Lada Kaplunov and Chicago Title Land Trust Company, as Trustee u/t/n 8002352502 dated 2/15/2009, unknown owners and non record claimants, (hereinafter collectively referred to as "Owner") and states:

THIS INSTRUMENT PREPARED BY AND
AFTER RECORDING RETURN TO

Fritzshall & Pawlowski, 6584 N. Northwest Hwy., Chicago, IL 60631

This communication constitutes an attempt to collect a debt
and all information obtained therefrom will be used for that purpose.

UNOFFICIAL COPY

1. On or about March 5, 2014, the Owner, owned the following described land in the County of Cook, State of Illinois:

LOT 93 (EXCEPT THE SOUTH 5 FEET THEREOF) AND LOT 94 IN ERNEST STOCK'S DIVERSEY AVENUE ADDITION TO CHICAGO BEING A SUBDIVISION OF LOT 11 OF DAVLIN, KELLEY AND CARROLL'S SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 2855 North Hamlin Ave., Chicago, IL 60618

Permanent Index No. 13-26-127-001-0000

2. On or before March 5, 2014, the Owner by themselves or through agents, contracted by written commission agreement with Silver Property Group, Ltd, for the furnishing of Commercial Real Estate Broker Services for the above described premises for the sum of \$32,500.00, which is the agreed upon commission for the Commercial Real Estate Services. Said amount is fair, reasonable and customary for the services. To date, Claimant has furnished all services required by the written commission agreement totaling \$32,500.00, all of which were furnished for the property commonly know as 2855 North Hamlin Ave., Chicago, IL 60618.

3. Said Owner are entitled to credits on account thereof as follows, to-wit: \$0.00, leaving due, unpaid and owing to the Claimant, after allowing all credits, the balance \$32,500.00.

5. Claimant now claims a lien upon the above described premises and all improvements thereon against all persons interested, together with interest as provided by statute.

Silver Property Group, Ltd.

BY: 

Samuel Gross, Authorized Agent of Silver Property Group, Ltd

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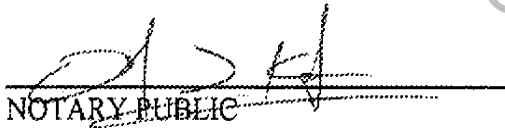
UNOFFICIAL COPY

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

Samuel Gross, being first duly sworn, on oath deposes and states that he is the Authorized Agent of Silver Property Group, Ltd, Claimant, in the foregoing Claim for Lien; that he has read the foregoing Claim for Lien and has knowledge of the contents thereof; and that all the statements therein contained are true.



Subscribed and Sworn to before
me this 2 day of APRIL 2014.


NOTARY PUBLIC



**This communication constitutes an attempt to collect a debt
and all information obtained therefrom will be used for that purpose.**