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NC-3937



Doc#: 1422718147 Fee: \$33.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/15/2014 03:31 PM Pg: 1 of 5

SUBCONTRACTOR'S NOTICE AND CLAIM FOR MECHANICS LIEN

TO: VIA CERTIFIED MAIL R/R
McShane Construction Company LLC
c/o James A. McShane, Registered Agent
9550 West Higgins Road, #200
Rosemont, IL 60018

VIA CERTIFIED MAIL R/R
L.E.A.R.N. Charter THC, LLC
c/o Gregory Alvin White, Registered Agent
212 South Francisco Avenue
Chicago, IL 60612

VIA CERTIFIED MAIL R/R
Lawndale Educational and Regional Network
c/o Julia C. Works, Registered Agent
1466 Techny Road
Northbrook, IL 60062

VIA CERTIFIED MAIL R/R
Lawndale Educational and Regional
Network Charter School
c/o Dale J. Atkinson, Registered Agent
1466 Techny Road
Northbrook, IL 60062

VIA CERTIFIED MAIL R/R
Learn Charter Master Tenant, LLC
c/o Gregory White, Registered Agent
212 South Francisco Avenue
Chicago, IL 60612

VIA CERTIFIED MAIL R/R
IFF Capital II LLC
c/o Joe Neri, Registered Agent
1 North LaSalle Street, Suite 700
Chicago, IL 60602

VIA CERTIFIED MAIL R/R
IFF Capital III LLC
c/o Joe Neri, Registered Agent
1 North LaSalle Street, Suite 700
Chicago, IL 60602

VIA CERTIFIED MAIL R/R
VAF SUB-CDE XXII, LLC
c/o Illinois Corporation Service Co.,
Registered Agent
801 Adlai Stevenson Drive
Springfield, IL 62703

VIA CERTIFIED MAIL R/R
M&I New Markets Fund, LLC
c/o C T Corporation System,
Registered Agent
8020 Excelsior Drive, Suite 200
Madison, WI 53717

VIA CERTIFIED MAIL R/R
PNC CDE 17, LP
c/o Corporation Service Company,
Registered Agent
2711 Centerville Road, Suite 400
Wilmington, DE 19808

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VIA CERTIFIED MAIL R/R

Berry Bennett, LLC
 c/o C T Corporation System Inc.,
 Registered Agent
 100 South 5th Street, Suite 1075
 Minneapolis, MN 55402

VIA CERTIFIED MAIL R/R

Randolph E. Ruff
 Ogletree, Deakins, Nash, Smoak,
 & Stewart, P.C.
 155 North Wacker Drive, Suite 4300
 Chicago, IL 60606

THE CLAIMANT, **Schindler Elevator Corporation**, subcontractor, claims a lien against the real estate, more fully described below, and against the interest of the following entities in the real estate: **L.E.A.R.N Charter THC LLC**, owner, **Lawndale Educational and Regional Network**, owner/interested party, **Lawndale Educational and Regional Network Charter School**, owner/interested party, **Learn Charter Master Tenant, LLC**, owner/interested party, (collectively the "Owners"), **IFF Capital II LLC**, mortgagee, **IFF Capital III LLC**, mortgagee, **VAF SUB-CDE XXII, LLC**, mortgagee, **M&I New Markets Fund, LLC**, mortgagee, **PNC CDE 17, LP**, mortgagee, **Berry Bennett, LLC**, mortgagee, **McShane Construction Company LLC**, contractor, and any other person claiming an interest in the real estate, more fully described below, stating as follows:

1. At all times relevant hereto and continuing to the present, **Owners** owned the following described land in the County of Cook, State of Illinois, to wit:

PARCEL: See attached Exhibit A.

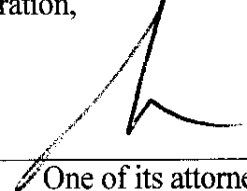
P.I.N.: 16-12-305-001-0000.

which property is commonly known as Learn Charter School, 3021 West Carroll Avenue, Chicago, Illinois.

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2. On information and belief, said Owners contracted with **McShane Construction Company LLC**, for certain improvements to said premises.
3. Subsequent thereto, **McShane Construction Company LLC**, entered into a subcontract with the Claimant to furnish and install one (1) 2500 lb. capacity traction hydraulic elevator at said premises.
4. The Claimant completed its work under its subcontract on January 29, 2014, which entailed the delivery of said labor and materials.
5. There is due, unpaid and owing to the Claimant, after allowing all credits, the principal sum of **Seventeen Thousand Eight Hundred Fifty-Three and 00/100 Dollars (\$17,853.00)** which principal amount bears interest at the statutory rate of ten percent (10%) per annum. Claimant claims a lien on the real estate and against the interest of the Owners, and other parties named above, in the real estate (including all land and improvements thereon and any leases, leasehold interests, surface, subsurface, and other rights) and on the monies or other consideration due or to become due from the Owners under said contract against said contractor, in the amount of **Seventeen Thousand Eight Hundred Fifty-Three and 00/100 Dollars (\$17,853.00)** plus interest.

Schindler Elevator Corporation, a Delaware corporation,

By:  _____
One of its attorneys

This notice was prepared by and after recording should be mailed to:

James T. Rohlfing
Mark B. Grzymala
JAMES T. ROHLFING & ASSOCIATES, P.C.
211 West Wacker Dr., Ste. 1200
Chicago, Illinois 60606
(312) 923-7100

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VERIFICATION

The undersigned, Nancy Bursa, being first duly sworn, on oath deposes and states that s/he is an authorized representative of **Schindler Elevator Corporation**, that s/he has read the above and foregoing Subcontractor's Notice and Claim for Mechanics Lien and that the statements therein are true and correct.

Nancy Bursa

SUBSCRIBED AND SWORN to
before me this 13 day
of August, 2014.

Michael Pawelczak
Notary Public



MICHAEL PAWELCZAK
NOTARY PUBLIC - OHIO
MY COMMISSION EXPIRES 1-31-17

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Legal Description

LOTS 1, 2, 3, 4, 5 AND 6 IN MCINTOSH'S RESUBDIVISION IN BLOCK 2 IN NICHOL'S ADDITION TO CHICAGO, BEING A RESUBDIVISION OF BLOCK 6 IN LEE AND OTHERS SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT REAL ESTATE INDEX NUMBER:
16-12-305-001-0000

Property of Cook County Clerk's Office

