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THIS INSTRUMENT WAS
PREPARED BY AND
AFTER RECORDING SHOULD BE
RETURNED TO:

Jeffrey H. Olian
1829 N. Wilmot
Chicago, Illinois 60647
(312) 912-7711



Doc#: 1433734055 Fee: \$36.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/03/2014 10:52 AM Pg: 1 of 8

ORIGINAL SUBCONTRACTOR'S NOTICE AND CLAIM FOR MECHANICS LIEN

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

The claimant, Continental Painting & Decorating, Inc., an Illinois limited liability company with an address at 2255 S. Wabash, Chicago, Illinois 60616 ("Claimant" or "Continental"), hereby files its Original Subcontractor's Notice and Claim for Mechanics Lien and claims a mechanic's lien on the Real Estate (as hereinafter described) and against the interest(s) of Motel Sleepers, Inc., 101 Morgan Keegan Drive, Suite B, Little Rock, AR 72202 (hereinafter referred to as "Owner"); Ujamaa Construction, Inc., 7744 S. Stony Island Avenue, Chicago, IL 60649 ("Contractor"), First Security Bank, PO Box 17770, Little Rock, AR 72223; and against any person or entity claiming or having an interest in the Real Estate (as hereinafter described) by, through or under Owner.

Claimant states as follows:

1. Since on or about September 7, 2012 and continuing thereafter, Owner owned fee simple title to the real estate (including all land and improvements thereon) (the "Real Estate") in Cook County, Illinois commonly known as 8538 S. Holland, Chicago, IL 60620, Chicago, IL and legally described as follows:

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See Legal Description attached as Exhibit A

The Real Estate Tax Identification Numbers are:

20-33-405-016-0000
20-33-405-017-0000
20-33-405-018-0000
20-33-405-019-0000

2. Claimant entered into a written contract with the Contractor pursuant to which Claimant agreed to perform certain construction services in connection with improvements to the Real Estate (the "Contract").

3. Claimant last performed substantial work and services under the Contract for which this mechanics lien is claimed on October 30, 2014.

4. On October 29, 2014, Claimant sent, pursuant to the Illinois Mechanics Lien Act, 770 ILCS 60/1 et. seq., a written Notice of Mechanics Lien Claim (the "Notice") to Owner, Contractor, and other identified parties, certified mail, return receipt requested, restricted delivery. A copy of the Notice is attached hereto as Exhibit B. A copy of the Proof of Service affidavit of counsel for Claimant confirming the mailing of Notice of Mechanics Lien Claim is attached hereto as Exhibit C.

6. Claimant has waited the required ten (10) days since mailing the Notice prior to filing this claim for lien.

7. As of the date hereof, there is due, unpaid and owing to Claimant for completion of work performed under the Contract for which Claimant seeks to enforce this lien, after allowing all credits, the sum of Eighty Seven Thousand Three Hundred Seventy One Dollars and Thirty Cents (\$87,371.30) for which, with interest at the rate of 10% per annum, Claimant claims a lien on the Real Estate. The foregoing sum does not include all amounts owed to Contractor under the Contract.

Dated: December 3, 2014

Continental Painting & Decorating, Inc.

By: 

Name: Jeffrey H. Olian

Its: Attorney

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STATE OF ILLINOIS)
)
COUNTY OF COOK) SS.

AFFIDAVIT

I, Holly Hacker, being first duly sworn, depose and state that I am the Vice President of Continental Painting & Decorating, Inc., ("Continental") and that I am duly authorized to execute this Original Subcontractor's Notice and Claim for Mechanics Lien on behalf of Continental. that I have read the foregoing Original Subcontractor's Notice and Claim for Mechanic's Lien and know the contents thereof, and that the statements contained therein are true.

CONTINENTAL PAINTING & DECORATING, INC.

By: Holly Hacker

Name: Holly Hacker

Its: Vice President

Subscribed and sworn to before me
this 3rd day of December, 2014

Debra M. Davis
Notary Public



**THIS INSTRUMENT WAS PREPARED BY AND
AFTER RECORDING SHOULD BE RETURNED TO:**

Jeffrey H. Olian
1829 N. Wilmot
Chicago, Illinois 60647
(312) 912-7711

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Exhibit A

LOTS 13 AND 14 OF THE CHATHAM MARKET SUBDIVISION, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER AND IN THE SOUTHEAST QUARTER OF SECTION 33, TOWNSHIP 38 NORTH AND IN THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 37 NORTH, ALL IN RANGE 14, EAST OF THE THIRD MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 5, 2007 AS DOCUMENT 0700515159, IN COOK COUNTY ILLINOIS

PINs

20-33-405-016-0000

20-33-405-017-0000

20-33-405-018-0000

20-33-405-019-0000

Common Addresses:

8557 S. Stewart Avenue, Chicago, IL 60620

8610 S. Stewart Avenue, Chicago, IL 60620

8615 S. Stewart Avenue, Chicago, IL 60620

8610 S. Holland Road, Chicago, IL 60620

Property of Cook County Clerk's Office

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Exhibit B

LEGALTERNATIVE

1829 N. Wilmet Avenue
Chicago, IL 60603
312-912-7311

CERTIFIED MAIL - RETURN RECEIPT REQUESTED/RESTRICTED DELIVERY

October 29, 2014

Motel Sleepers, Inc.
101 Morgan Keepin Drive, Suite B
Little Rock, AR 72202

Ujamaa Construction, Inc.
7744 S. Stony Island Avenue
Chicago, IL 60649

First Security Bank
PO Box 17770
Little Rock, AR 72223

**Re: Notice of Subcontractors Claim for Lien
Continental Painting & Decorating, Inc.**

To whom it may concern:

The following notice is given pursuant to the requirements of the Illinois Mechanics Lien Act.

You are hereby notified that Continental Painting & Decorating, Inc. ("Continental") with offices at 2255 S. Wabash, Chicago, IL 60616, has been employed by Ujamaa Construction, Inc. ("Ujamaa") to provide labor and furnish and install materials and/or fixtures under Ujamaa's contract with Motel Sleepers, Inc. ("Owner"), or one knowingly permitted by Owner to contract for the work on the property located at 8538 S. Holland, Chicago, IL 60620, Chicago, IL and more legally described as set forth in Exhibit A hereto with Real Estate Tax Identification Numbers of:

- 20-33-405-016-0000
- 20-33-405-017-0000
- 20-33-405-018-0000
- 20-33-405-019-0000

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Exhibit B (continued)

Motel Sleepers, Inc.
Ujamaa Construction, Inc.
First Security Bank
October 29, 2014

You are further notified that the amount due to Continental, less all amounts paid to date, is Ninety Four Thousand Four Hundred Eighty Four Dollars and Eighty Cents (\$94,484.80).

The undersigned claims a lien therefore as against the above described property and also as against the money due from the Owner to Ujamaa. Pursuant to the Illinois Mechanics Lien Act, 770 ILCS 60/1 et. seq., the undersigned will file its claim for lien unless the aforesaid sum is paid within ten (10) days of this Notice.

To the extent permitted by law, all waivers of lien heretofore given by Continental, if any, in order to induce payment not received are hereby revoked. Acceptance of payment by Continental of part, but not all, of the amount claimed due hereunder shall not operate to invalidate this Notice.

Dated at Chicago, Illinois this 29th day of October, 2014.

CONTINENTAL PAINTING & DECORATING, INC.

By:



Jeffrey H. Olian, its attorney
Legal Alternative, Inc.

c: Hugh Williams
Continental Paint & Decorating

Property of Cook County Clerk's Office

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Exhibit B (continued)

Motel Sleepers, Inc.
Ujamaa Construction, Inc.
First Security Bank
October 29, 2014

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LOTS 13 AND 14 OF THE CHATHAM MARKET SUBDIVISION, BEING A SUBDIVISION IN THE
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NORTH AND IN THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 37 NORTH, ALL IN RANGE
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2007 AS DOCUMENT 0700515159, IN COOK COUNTY ILLINOIS

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8610 S. Stewart Avenue, Chicago, IL 60620
8615 S. Stewart Avenue, Chicago, IL 60620
8610 S. Holland Road, Chicago, IL 60620


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Exhibit C

Motel Sleepers, Inc.
Ujamaa Construction, Inc.
First Security Bank
October 29, 2014

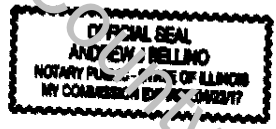
PROOF OF SERVICE

Jeffrey H. [Signature] Attorney for Continental Painting & Decorating, Inc., being first duly sworn, deposes and says that he served this Notice of Subcontractors Claim for Lien upon the aforementioned parties by placing copies of this same in an envelope addressed to each party, CERTIFIED MAIL, RETURN RECEIPT REQUESTED/RESTRICTED DELIVERY with prepaid postage, and deposited the same in the U.S. Mail at Chicago, IL 60647 at or about the hour of 5:00PM on October 29, 2014.


Jeffrey H. [Name]

Subscribed and sworn to before me
this 29 day of October, 2014.


Notary Public



PROOF OF SERVICE OF COOK COUNTY Clerk's Office