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SUBCONTRACTOR'S AMENDED CLAIM		/	
FOR MECHANICS LIEN		, , ,	Doc#: 1504218025 Fee: \$32.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00 Karen A.Yarbrough
STATE OF ILLINOIS))SS.	/ /	Cook County Recorder of Deeds Date: 02/11/2015 09:33 AM Pg: 1 of 3
COUNTY OF COOK)	/	
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T T T	THE OPERAR OF THE	DECODDED	OF DEFINE

OF COOK COUNTY, ILLINOIS

SOUKUP PLUMBING, INC.

Claimant.

v.

1611 N. HERMITAGE, LLC, ALPHA CONSTRUCTION SERVICES, LLC, TALMER BANK AND TRUST, UNKNOWN OWNERS and NON-RECORD CLAIMANTS.

The Claimant, SOUKUP PLUMBING, INC., located at 826 E. North Avenue, Glendale Heights, Illinois, being a contractor for the construction project under the real estate described below, hereby files an Amended Claim of Lien, whereas the original claim was recorded as Document # 1501318033, against 1611 N. HERMITAGE, LLC ALPHA CONSTRUCTION SERVICES, LLC and TALMER BANK AND TRUST, owner. contractor and lender, respectively, of the real property in question, commonly known as 1611 N. Hermitage Avenue, City of Chicago, County of Cook, State of Illinois and any other person or catity claiming an interest in the real property by, through or under the aforesaid such as UNKNO WN OWNERS and NON-RECORD CLAIMANTS. In support thereof, the Claimant states as follows.

1. That on or about May 8, 2014 and at all times relevant herein, 1611 N. HERMTAGE, LLC, ALPHA CONSTRUCTION SERVICES, LLC, TALMER BANK AND TRUST and UNKNOWN OWNERS and NON-RECORD CLAIMANTS were and are the owner, contractor, lender and/or interested parties of the following described real estate in the County of Cook, State of Illinois, to wit:

PARCEL 1:

LOTS 76, 77, 78, 79, 80 AND 81, IN JOHN FITCH'S RESUBDIVISION OF BLOCK 26 IN SHEFFIELD'S ADDITION TO CHICAGO IN SECTION 31, TOWNSHIP 40 NORTH,

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RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, EXCEPT THEREFROM:

THE NORTH 27.14 FEET OF LOTS 76, 77, AND 78 TAKEN AS A TRACT, IN JOHN FITCH'S RESUBDIVISION OF BLOCK 26 IN SHEFFIELD'S ADDITION TO CHICAGO IN SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

PARCEL 2:

THE NORTH 27.14 FEET OF LOTS 76, 77, AND 78, TAKEN AS A TRACT, IN JOHN FITCH'S RESUBDIVISION OF BLOCK 26 IN SHEFFIELD'S ADDITION TO CHICAGO IN SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN CCOLL COUNTY, ILLINOIS.

The permanent real estate tax numbers are: 14-31-429-028-0000

14-31-429-029-0000 14-31-429-030-0000 14-31-429-033-0000 14-31-429-034-0000

- 2. That on or about May 8, 2014, the Claimant entered into a written contract in the amount of \$425,000.00 based upon its March 21, 2014 proposal and a letter of intent issued by ALPHA CONSTRUCTION SERVICES, LLC, 1611 N. HERMITAGE, 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 elated thereto to be used in and during the construction of the real property.
- 3. That on or about October 2, 2014, Claimant executed a viiten document under duress and without consideration which purported to be a contract. However, york under the agreement referenced in Paragraph 2 commenced in or about June of 2014.
- 4. At the special instance and request of ALPHA CONSTRUCTION SERVICES, LLC, 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 \$83,763.02.
- 5. 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.
- 6. That from on or about May 8, 2014 through January 30, 2015, the Claimant provided \$387,634.18 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.

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- 7. That after allowing all credits and amounts due, the sum of \$135,054.57 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.
- 8. That Claimant last delivered materials to and provided labor, tools and equipment for the construction and improvement of the real property on January 30, 2015.

SOUKUTPLUMING, INC.,

By:

LILIANA SOUKUP

STATE OF ILLENCIS

))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 SUBCONTRACTORS AMENDED 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.

SUBSCRIBED AND SWORN to Before me on this <u>30</u> day of

January, 2015

Prepared By:

Joshua M. Feagans Griffin Williams LLP

501 W. State Street, Suite 203

Geneva, Illinois 60134

630-524-2563

After Recorded Return To:

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LIIIANA SOUKUP

OFFICIAL SEAL
JOSHUA FEAGANS
MOTAE SUBLIC - STATE OF LLINON
MY CLIMINISSION EXPERIES

COPPENAL SEAL
JOSHUM PERGAME
NOTARY PUBLIC - STATE OF ELINOIS
MY COMMISSION ENVIRENMENTALITY