

# UNOFFICIAL COPY

ORIGINAL CONTRACTOR'S  
MECHANICS LIEN CLAIM:



Doc#: 1613413045 Fee: \$32.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/13/2016 01:51 PM Pg: 1 of 4

STATE OF ILLINOIS            )  
  )  
COUNTY OF COOK            )

NORWOOD COMMERCIAL CONTRACTORS INC.

CLAIMANT

VS.

2701 NORTH CALIFORNIA, LLC, RHINO HOLDINGS INC, CH MANAGERS, INC.  
PFIP, LLC, and ALBANY BANK AND TRUST COMPANY, N.A.

DEFENDANTS

The claimant, NORWOOD COMMERCIAL CONTRACTORS INC. of Bensenville, Illinois, County of Cook, hereby files a claim for lien against 2701 NORTH CALIFORNIA LLC, 2701-2755 Chicago, IL 60647 (hereinafter referred to as "owner"), CHH MANAGERS, INC. (hereinafter referred to as "manager.") RHINO HOLDINGS, INC (hereinafter referred to as "prior owner"), PFIP, LLC and ALBANY BANK AND TRUST COMPANY, N.A. Bank and Trust Company, N.A., Chicago, Illinois 60625 (hereinafter referred to as "lender") and states:

That on or about April 29, 2016, the owner owned the following described land in the County of Cook, State of Illinois to wit:

Street Address:        2701-2755 North California, Ave, Chicago, Illinois

A/K/A :

PARCEL 1

LOTS 44 THROUGH 48 IN BLOCK 1 IN HARRIET FARLIN'S SUBDIVISION OF THE WEST ¼ OF THE NORTHWEST OF THE NORTHWEST ¼ OF THE SOUTHEAST 1/4 (EXCEPT WHERE OCCUPIED BY THE IC&N. W. R. R.) AND THE EAST ½ OF THE SOUTHEAST ¼ OF THE NORTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2

R

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## VERIFICATION

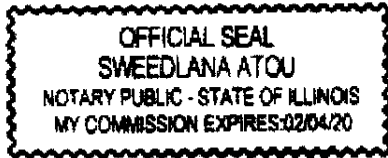
State of Illinois  
County of Cook

The affiant, Doug Hudson, being first duly sworn, on oath deposes and says that the affiant is President of the Claimant, that the affiant has read the foregoing claim for lien and knows the contents thereof: and that all statements therein contained are true.

  
Doug Hudson, President

Subscribed and sworn to  
Before me this May 11, 2016

  
Notary Public's Signature



Property of Cook County Clerk's Office

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LOT 25 IN BLOCK 1 IN HARRIET FARLIN'S SUBDIVISION OF THE WEST  $\frac{1}{2}$  OF THE SOUTH EAST  $\frac{1}{4}$  OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3

LOT 26 IN BLOCK 1 IN HARRIET FARLIN'S SUBDIVISION OF THE WEST  $\frac{1}{2}$  OF THE SOUTH EAST  $\frac{1}{4}$  OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 4

LOTS 27, 28 AND 29 IN BLOCK 1 IN FARLIN'S SUBDIVISION IN SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 5

LOTS 30 IN BLOCK 1 IN HARRIET FARLIN'S SUBDIVISION OF THE WEST  $\frac{1}{4}$  OF THE NORTH  $\frac{1}{2}$  (EXCEPT RAILROAD.) AND THE EAST  $\frac{1}{2}$  OF THE SOUTHEAST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF THE SOUTHEAST  $\frac{1}{4}$  OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 6

LOTS 33 IN BLOCK 1 IN HARRIET FARLIN'S SUBDIVISION OF THE WEST  $\frac{1}{4}$  OF THE NORTH  $\frac{1}{2}$  (EXCEPT RAILROAD.) AND THE EAST  $\frac{1}{2}$  OF THE SOUTHEAST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF THE SOUTHEAST  $\frac{1}{4}$  OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 7

LOTS 32 THROUGH 43 IN BLOCK 1 IN HARRIET FARLIN'S SUBDIVISION OF THE WEST  $\frac{1}{4}$  OF THE NORTH  $\frac{1}{2}$  (EXCEPT RAILROAD.) AND THE EAST  $\frac{1}{2}$  OF THE SOUTHEAST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF THE SOUTHEAST  $\frac{1}{4}$  OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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N/A:

Tax #13-25-400-012-0000; 13-25-400-013-0000; 13-25-400-014-0000;  
 13-25-400-015-0000; 13-25-400-016-0000; 13-25-400-017-0000;  
 13-25-400-018-0000; 13-25-400-043-0000; 13-25-400-048-0000

That on or about December 8, 2010, the claimant made a contract with the said owners to provide General Contracting services for and in said improvement, and that on or about April 29, 2016 the claimant completed thereunder all that was required to be done by said contract. The following amounts are due on said contract:

Contract	\$1,730,283.43
Extras/Change Orders	\$225,818.47
Credits	\$0
Payments	\$1,559,847.90
<b>Total Balance Due</b>	<b>\$380,049.00</b>

Leaving due, unpaid and owing to the Claimant after allowing all credits, the sum of three hundred eighty thousand forty-nine (\$380,049.00) Dollars, for which with interest, the Claimant claims a lien on said land and improvements.

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

IN WITNESS WHEREOF, the undersigned has signed this instrument on May 11, 2016.

NORWOOD COMMERCIAL CONTRACTORS, INC.

BY: 

Doug Hudson, President

Prepared By:

Joel Rabb

821 Garfield St.

Oak Park, IL 60304