STATE OF ILLINOIS NO FICIAL COPY

COUNTY OF COOK



Doc# 1714413007 Fee #34.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREH A.YARBROUGH

COOK COUNTY RECORDER OF DEEDS

Unit Clark's Office

DATE: 05/24/2017 09:59 AM PG: 1 OF 6

SUB-CONTRACTOR'S NOTICE AND CLAIM FOR LIEN

TO: JEFFREY J. HOGAN
240 Woodstock Avenue
Kenilworth, Illinois 60043
CERTIFIED MAIL - PETURN
RECEIPT REQUESTED
#

#

AND REGULAR MAIL)

DEBORAH A. RZASNICKI
240 Woodstock Avenue
Kenilworth, Illinois 60043
CERTIFIED MAIL - RETURN
RECEIPT REQUESTED
#
AND REGULAR MAIL)

Anthony Perry
A.Perry Builders, LLC
1220 Washington Ave.
Wilmette, Illinois 60091
(CERTIFIED MAIL - RETURN
RECEIPT REQUESTED
#
AND REGULAR MAIL)

The Claimant, Cedar Topped Roofing of 514 East Bonner Road, Wauconda, State of Illinois, hereby files notice and claim for lien against Jeffery J. Hogan and Deborah A. Razasnicki (hereinafter referred to as "owner") and states:

That on December 18, 2014, the owner owned the following described land in the County of Cook, State of Illinois, towit:



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OF LOT 3 IN BLOCK 31 IN OXFORD ADDITION TO KENILWORTH IN SECTIONS 27 AND 28, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 240 Woodstock Ave., Kenilworth, Illinois

Permanent Real Estate Index No.: 05-27-107-020-0000

and A. Perry Builders, LLC, was the contractor and/or agent of owner for the improvement thereof.

That on or about December 18, 2014 said contractor made a subcontract with the claimant to do the roof, cabana and gutters, and in said improvement, which totaled the sum of ONE HUNDRED FIFTEEN THOUSAND TWO HUNDRED NINETY FIVE AND 00/100(\$115,295.00) DOLLARS, and that on or about February 28, 2017 the Claimant completed thereunder all required by said contract to be done until breach of contract.

That after applying all credits that said contractor is entitled to on account thereof, leaving due, unpaid and owing to the claimant, after allowing all credits, the sum of NINETEEN THOUSAND SIX HUNDRED EIGHTY AND 00/100(\$19,680.00) DOLLARS, for which, with interest, the claimant claims a lien on said land and improvements and on the monies or other considerations due or to become due from the owner under said contract against said contractor and owner.

Cedar Topped Roofing

Tom Fiscus, President

Topped Roofing

Bellas and Wachowski Attorneys for Claimant 15 N. Northwest Highway Park Ridge, Illinois 60068 (847) 823-9030 Cook County Attorney I.D. #22565

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STATE OF ILLINOIS)

(COUNTY OF COOK)

The Affiant, TOM FISCUS, being first duly sworn, on oath deposes and says that he is the owner of Cedar Topped Roofing, Claimant; that he has read the foregoing Sub-Contractor's Notice and Claim for Lien and knows the contents thereof; and that all the statements therein contained are true.

Tom Fiscus, President of Cedar Topped Roofing

Tom Fiscus, President of Cedar Topped Roofing

Subscribed and Sworn to before me this ____ day of May, 2017.

NOTARY PUBLIC

NOTARL GENERAL STATE OF WISCHILL

exp s/Is/an

PREPARED BY:

Bellas and Wachowski Attorneys for Claimant 15 N. Northwest Highway Park Ridge, Illinois 60068 (847) 823-9030 Cook County Attorney I.D. #22565

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NOTICE TO OWNER

"THE SUBCONTRACTOR PROVIDING THIS NOTICE HAS PERFORMED WORK FOR OR DELIVERED MATERIAL TO YOUR HOME IMPROVEMENT CONTRACTOR. THESE SERVICES OR MATERIALS ARE BEING USED IN THE IMPROVEMENTS TO YOUR RESIDENCE AND ENTITLE THE SUBCONTRACTOR TO FILE A LIEN AGAINST YOUR RESIDENCE IF THE SERVICES OR MATERIALS ARE NOT PAID FOR BY YOUR HOME IMPROVEMENT CONTRACTOR. A LIEN WAIVER WILL BE PROVIDED TO YOUR CONTRACTOR WHEN THE SUBCONTRACTOR IS PAID, AND YOU ARE URGED TO REQUEST THIS WAIVER FROM YOUR CONTRACTOR WHEN PAYING FOR YOUR HOME IMPROVEMENTS."

"THE LAW REQUIRES THAT THE CONTRACTOR SHALL SUBMIT A SWORN STATEMENT OF PERSONS FURNISHING MATERIALS AND LABOR BEFORE ANY PAYMENTS ARE REQUIRED TO BE MADE TO THE CONTRACTOR."

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STATE OF ILLINOIS)

(COUNTY OF COOK)

SWORN CONTRACTOR'S STATEMENT AND AFFIDAVIT

TO WHOM IT MAY CONCERN:

The undersigned, being duly sworn, deposes and says:

That he is the President of Cedar Topped Roofing, the Sub-Contractor for the work of the roof and gutters, and for and in said improvement on the building located at 240 Woodstock Avenue, Kenilworth, Illinois 60043.

That the Sub-Contractor supplied the work and labor to the project, and, further, that there is no money owed to any employees or workers for the work performed at the aforesaid job site.

That the total amount of the said Contracts with extras is ONE HUNDRED FIFTEEN THOUSAND TWO HUNDRED NINETY FIVE AND 00/100 (\$115,295.00) DOLLARS on which the said Sub-Contractor has received partial payments leaving the amount due to the Sub-Contractor, Cedar Topped Roofing, for the work of the roof, cabana and gotters, for and in said improvement is therefore NINETEEN THOUSAND SIX HUNDRED EIGHTY AND 00/100(\$19,680.00) DOLLARS.

That there are no other contracts, for said work outstanding and that there is nothing due or to become due to any person for material, labor or other work of any kind to be done upon or in connection with said work other than as above stated.

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Signed this \prod day of May, 2017.

Tom Fiscus, President of Cedar Topped Roofing

BY: ______ Tom Fiscus, President of Cedar

Topped Roofing

Subscribed and Sworn to before me

this 17 day of May, 2017

Bellas and Wachowski Attorneys for Claimant 15 N. Northwest Highway Park Ridge, Illinois 60068 (847) 823-9030 Cook County Attorney I.D. #22565