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SUBCONTRACTOR'S NOTICE AND CLAIM FOR MECHANICS LIEN

Doc#: 1715249331 Fee: \$42.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/01/2017 11:35 AM Pg: 1 of 3

STATE OF ILLINOIS

COUNTY OF COOK

D & M Welding, Inc.,
Claimant

VS

Wheeling Assisted Living, LLC;
Wheeling Memory Care, LLC;
Lake Superior Contracting, L.P.;
and all other(s) owning or claiming an interest in the hereinafter-described real property,
Defendants

NOTICE AND CLAIM FOR LIEN IN THE AMOUNT OF **\$114,000.00**

THE CLAIMANT, D & M Welding, Inc., 6314 South 77th Avenue, Bridgeview, Illinois, hereby files a notice and claim for mechanics lien, as hereinafter more particularly stated, against Lake Superior Contracting, L.P., a contractor as defined in Section 1 of the Illinois Mechanics Lien Act, 545 East John Carpenter Freeway, Suite 500, Irving, Texas, and against Wheeling Assisted Living, LLC, and Wheeling Memory Care, LLC, and all other(s) owning or claiming an interest in the hereinafter-described real property and states:

THAT, at all relevant times, Wheeling Assisted Living, LLC, and Wheeling Memory Care, LLC, and all other(s) owning or claiming an interest in the hereinafter-described real property, or any of them, was (were) the owner(s) of the following-described real property, to-wit:

See Property Description on Page Three

THAT, on July 27, 2016, Claimant entered into a subcontract with the said Lake Superior Contracting, L.P., to fabricate and erect structural steel for the afore-described real property of a value of and for the sum of **\$429,500.00**.

THAT, at the subsequent request of the said Lake Superior Contracting, L.P., and further pursuant to the said subcontract, Claimant fabricated and erected additional structural steel and provided engineering services for the afore-described real property of a value of and for the sum of **\$66,020.00**.

THAT, as of the date of filing of the instant instrument, Claimant's performance pursuant to the said subcontract is ongoing, and that the last date on which Claimant provided substantial labor or material pursuant to the said subcontract was March 7, 2017.

THAT the value of labor and/or material required of Claimant pursuant to the said subcontract but to date not provided by Claimant is **\$30,520.00**, for which sum Claimant, solely for purposes of calculating a balance due and claim sum as of the date of filing of the instant instrument, issues a tentative credit against the subcontract price.

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THAT Claimant has received **\$351,000.00** pursuant to the said subcontract.

THAT the said Lake Superior Contracting, L.P., was authorized or knowingly permitted by the owner(s) of the afore-described real property to enter into its subcontract with Claimant pursuant to the said Lake Superior Contracting, L.P.'s contract with the said owner(s), or one(s) authorized or knowingly permitted by the said owner(s) to enter into such a contract, to improve the afore-described real property.

THAT neither Lake Superior Contracting, L.P., nor any other party has made any further payment or is entitled to any further credit, leaving due, unpaid and owing to Claimant the balance of **\$114,000.00**, to date, for which, with interest at the statutory rate of 10% per annum, as specified in the Illinois Mechanics Lien Act, and all other applicable statutory and equitable remedies, Claimant claims a lien on the afore-described real property and improvements and on the material, fixtures, apparatus or machinery furnished, and on the moneys or other considerations due or to become due from the owner(s), or its (their) agent(s), under the original contract.



David Bakker, Agent of Claimant

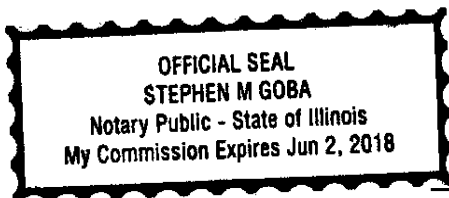
STATE OF ILLINOIS)
 SS
COUNTY OF COOK)

THE AFFIANT, David Bakker, being first duly sworn, on oath deposes and says that he is an agent of Claimant, that he has read the foregoing Original Contractor's Claim for Mechanics Lien, knows the contents thereof, and that all statements therein contained are true.



David Bakker, Agent of Claimant

Subscribed and sworn to before me this 17 day of May, 2017.



Notary Public

Mail To:

David Bakker
D & M Welding, Inc.
8314 South 77th Avenue
Bridgeview, Illinois 60455

Prepared By:

Stephen M. Goba
Illinois Document Preparation Co.
601 South Ahrens Avenue
Lombard, Illinois 60148

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SUBCONTRACTOR'S NOTICE AND CLAIM FOR MECHANICS LIEN

Property Description

Lot 1 of the Whitley of Wheeling Phase 2, in the east half of the southwest quarter of Section 2, Township 42 North, Range 11 east of the Third Principal Meridian, according to the plat thereof recorded March 20, 2015, as Document No. 1507916005, in Cook County, Illinois.

Property Address: 156 West Dundee Road, Wheeling, Illinois 60090

Parcel Number: 03-02-317-002-0000

Property of Cook County Clerk's Office