

UNOFFICIAL COPY

ORIGINAL CONTRACTOR'S
CLAIM FOR MECHANICS LIEN



STATE OF ILLINOIS COUNTY OF COOK

Doc# 1728429076 Fee \$35.00

STATE OF ILLINOIS)
COUNTY OF COOK) SS

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

Central Illinois Concrete & Asphalt LLC,
Claimant

DATE: 10/11/2017 02:39 PM PG: 1 OF 7

VS

Highland Brook Townhouse Association, Inc.,
and all other(s) owning or claiming an interest in the hereinafter-described real property,
Defendant(s)

CLAIM FOR LIEN IN THE AMOUNT OF **\$7,725.37**

THE CLAIMANT, Central Illinois Concrete & Asphalt LLC, 8903 Birchwood Drive, Unit 1006, Orland Hills, Illinois, hereby files a claim for mechanics lien, as hereinafter more particularly stated, against the above-listed defendant(s) and states:

THAT, at all relevant times, Highland Brook Townhouse Association, Inc., 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 Pages Three through Six

THAT, on June 16, 2017, Claimant entered into a contract with Highland Brook Townhouse Association, Inc., an owner of the afore-described real property and one authorized or knowingly permitted by the owner(s) of the afore-described real property to enter into such a contract, to perform asphalt pavement crack-filling and seal-coating for the afore-described real property of a value of and for the sum of **\$7,725.37** apportioned as set out in the table on Page Seven.

THAT Claimant provided no additional labor or material for the afore-described real property pursuant to the said contract.

THAT, on July 1, 2017, Claimant substantially completed all required of Claimant by the said contract.

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ORIGINAL CONTRACTOR'S CLAIM FOR MECHANICS LIEN

Page Three

Property Description

Parcel 1

Intentionally omitted.

Parcel 2: Common Area Part of Lot 2

Lot 2 in Highland Brook, being a subdivision of part of the west half of the northwest quarter of the northwest quarter of Section 23, Township 36 North, Range 12 east of the Third Principal Meridian, excepting from said Lot 2 a parcel bounded and described as follows: Commencing at the southwest corner of said Lot 2; thence north 00 degree, 01 minute, 05 seconds west, along the west line of said Lot 2, 24.00 feet; thence north 89 degrees, 58 minutes, 55 seconds east, 53.35 feet to the point of beginning; thence north 17 degrees, 55 minutes, 34 seconds west, 80.00 feet; thence north 72 degrees, 04 minutes, 26 seconds east, 65.00 feet; thence south 17 degrees, 55 minutes, 34 seconds east, 10.00 feet; thence north 72 degrees, 04 minutes, 26 seconds east, 73.05 feet; thence south 17 degrees, 55 minutes, 34 seconds east, 80.00 feet; thence south 72 degrees, 04 minutes, 26 seconds west, 109.35 feet; thence north 17 degrees, 55 minutes, 34 seconds west, 10.00 feet; thence in a straight line to the point of beginning, all in Cook County, Illinois.

Parcel 3: Common Area Part of Lot 3

Lot 3 in Highland Brook, being a subdivision of part of the west half of the northwest quarter of the northwest quarter of Section 23, Township 36 North, Range 12 east of the Third Principal Meridian, excepting from said Lot 3 a parcel bounded and described as follows: Commencing at the southeast corner of said Lot 3; thence north 41 degrees, 25 minutes, 49 seconds west, along the northeasterly line of said Lot 3, 20.50 feet; thence south 48 degrees, 34 minutes, 11 seconds west, 11.29 feet to the point of beginning; thence continuing south 48 degrees, 34 minutes, 11 seconds west, 144.67 feet; thence north 41 degrees, 25 minutes, 49 seconds west, 80.00 feet; thence north 48 degrees, 34 minutes, 11 seconds east, 144.67 feet; thence in a straight line to the point of beginning, all in Cook County, Illinois.

Parcel 4: Common Area Part of Lot 4

Lot 4 in Highland Brook, being a subdivision of part of the west half of the northwest quarter of the northwest quarter of Section 23, Township 36 North, Range 12 east of the Third Principal Meridian, excepting from said Lot 4 a parcel bounded and described as follows: Commencing at the southwest corner of said Lot 4; thence north 41 degrees 25 minutes 49 seconds west, along the southwesterly line of said Lot 4, 20.50 feet thence north 46 degrees 34 minutes 11 seconds east, 11.00 feet to the point of beginning; thence north 41 degrees 25 minutes 49 seconds west 80.00 feet; thence north 48 degrees 34 minutes 11 seconds east, 108.67 feet; thence south 41 degrees, 25 minutes, 49 seconds east, 80.00 feet; thence in a straight line to the point of beginning, in Cook County, Illinois.

Parcel 5: Common Area Part of Lot 5

Lot 5 in Highland Brook, being a subdivision of part of the west half of the northwest 1/4 of the northwest 1/4 of Section 23, Township 36 North, Range 12 east of the Third Principal Meridian, excepting from said Lot 5 a parcel bounded as described as follows: commencing at the northeast corner of said Lot 5; thence south 48 degrees, 34 minutes, 11 seconds west, along the northwesterly line of said Lot 5, 14.51 feet; thence south 41 degrees, 25 minutes, 49 seconds east, 20.82 feet to the point of beginning; thence south 48 degrees, 34 minutes, 11 seconds west, 114.66 feet; thence south 41 degrees, 25 minutes, 49 seconds east, 85.50 feet; thence north 48 degrees, 34 minutes, 11 seconds east, 114.66 feet; thence in a straight line to the point of beginning, in Cook County, Illinois.

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Property Description Continued

Parcel 6: Common Area Part of Lot 6

Lot 6 in Highland Brook, being a subdivision of part of the west half of the northwest quarter of the northwest quarter of Section 23, Township 36 North, Range 12 east of the Third Principal Meridian, excepting from said Lot 6 a parcel bounded and described as follows: Commencing at the northeast corner of said Lot 6; thence south 41 degrees, 25 minutes, 49 seconds east, along the northeasterly line of said Lot 6, 20.43 feet; thence south 48 degrees, 34 minutes, 11 seconds west, 12.90 feet to the point of beginning; thence continuing south 48 degrees, 34 minutes, 11 seconds west, 110.66 feet; thence south 41 degrees, 25 minutes, 49 seconds east, 82.00 feet; thence north 48 degrees, 34 minutes, 11 seconds east 110.66 feet; thence in a straight line to the point of beginning, in Cook County, Illinois.

Parcel 7: Common Area Part of Lot 7

Lot 7 in Highland Brook, being a subdivision of part of the west half of the northwest quarter of the northwest quarter of Section 23, Township 36 North, Range 12 east of the Third Principal Meridian, excepting from said Lot 7 a parcel bounded and described as follows: Commencing at the northeast corner of said Lot 7; thence south 38 degrees, 34 minutes, 42 seconds east, along the easterly line of said Lot 7, 19.14 feet; thence south 51 degrees, 25 minutes, 18 seconds west, 35.57 feet to the point of beginning; thence south 30 degrees, 56 minutes, 38 seconds west, 80.00 feet; thence south 59 degrees, 03 minutes, 22 seconds west, 114.00 feet; thence north 30 degrees, 56 minutes, 38 seconds west, 80.00 feet; thence in a straight line to the point of beginning, all in Cook County, Illinois.

Parcel 8: Common Area Part of Lot 8

Lot 8 in Highland Brook, being a subdivision of part of the west half of the northwest quarter of the northwest quarter of Section 23, Township 36 North, Range 12 east of the Third Principal Meridian, excepting from said Lot 8 a parcel bounded and described as follows: Commencing at the northwest corner of said Lot 8; thence north 89 degrees, 58 minutes, 55 seconds east, along the north line of said Lot 8, 15.87 feet; thence south 00 degree, 01 minute, 05 seconds east, 32.25 feet to the point of beginning; thence south 7 degrees, 16 minutes, 08 seconds east, 71.08 feet; thence north 82 degrees, 43 minutes, 52 seconds east, 6.00 feet; thence south 7 degrees, 16 minutes, 08 seconds east, 36.00 feet; thence north 82 degrees, 43 minutes, 52 seconds east, 6.00 feet; thence south 7 degrees, 16 minutes, 08 seconds east, 34.92 feet; thence north 82 degrees, 43 minutes, 53 seconds east, 80.00 feet; thence north 7 degrees, 16 minutes, 08 seconds west, 34.92 feet; thence south 82 degrees, 43 minutes, 52 seconds west, 6.00 feet; thence north 7 degrees, 16 minutes, 08 seconds west, 36.00 feet; thence south 82 degrees, 43 minutes, 52 seconds west, 4.81 feet; thence north 7 degrees, 16 minutes, 08 seconds west, 36.00 feet; thence south 82 degrees, 43 minutes, 52 seconds west, 1.19 feet; thence north 7 degrees, 16 minutes, 08 seconds west, 35.08 feet; thence in a straight line to the point of beginning, all in Cook County, Illinois.

Parcel 9: Common Area Part of Lot 9

Lot 9 in Highland Brook, being a subdivision of part of the west half of the northwest quarter of the northwest quarter of Section 23, Township 36 North, Range 12 east of the Third Principal Meridian, excepting from said Lot 9 a parcel bounded and described as follows: Commencing at the southwest corner of said Lot 9, thence north 00 degree, 01 minute, 05 seconds west, along the west line of said Lot 9, 30.00 feet, thence north 89 degrees, 58 minutes, 55 seconds east, 25.00 feet to the point of beginning; thence north 00 degree, 01 minute, 05 seconds west, 82.00 feet; thence north 89 degrees, 56 minutes, 55 seconds east, 103.33 feet; thence north 00 degree, 01 minute, 05 seconds west, 20.25 feet; thence north 89 degrees, 58 minutes, 55 seconds east, 77.33 feet; thence south 00 degree, 01 minute, 05 seconds east, 97.25 feet; thence south 89 degrees, 58 minutes, 55 seconds west, 41.33 feet; thence south 00 degree, 01 minute, 05 seconds east, 5.00 feet; thence in a straight line to the point of beginning, in Cook County, Illinois.

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Property Description Continued

Parcel 10: Common Area Part of Lot 10

Lot 10 in Highland Brook, being a subdivision of part of the west half of the northwest 1/4 of the northwest 1/4 of Section 23, Township 36 North, Range 12 east of the Third Principal Meridian, excepting from said Lot 10 a parcel bounded as described as follows: commencing at the northwest corner of said Lot 10; thence north 89 degrees, 58 minutes, 55 seconds east, along the north line of said Lot 10, 30.00 feet; thence south 00 degree, 01 minute, 05 seconds east, 27.75 feet to the point of beginning; thence north 89 degrees, 58 minutes, 55 seconds east, 144.66 feet; thence south 00 degree, 01 minute, 05 seconds east, 82.00 feet; thence south 89 degrees, 58 minutes, 55 seconds west, 144.68 feet; thence in a straight line to the point of beginning, in Cook County, Illinois.

Parcel 11: Common Area Part of Lot 11

Lot 11 in Highland Brook, being a subdivision of part of the west half of the northwest quarter of the northwest quarter of Section 23, Township 36 North, Range 12 east of the Third Principal Meridian, excepting from said Lot 11 a parcel bounded and described as follows: Commencing at the southwest corner of said Lot 11; thence north 00 degree, 01 minute, 05 seconds west, along the west line of said Lot 11, 70.95 feet; thence north 89 degrees, 58 minutes, 55 seconds east, 13.71 feet to the point of beginning; thence north 30 degrees, 39 minutes, 59 seconds east 67.00 feet; thence south 59 degrees, 20 minutes, 01 second east 8.83 feet; thence north 30 degrees, 39 minutes, 59 seconds east 67.67 feet; thence south 59 degrees 20 minutes, 01 second east, 80.00 feet; thence south 30 degrees, 39 minutes, 59 seconds west, 67.67 feet; thence; north 59 degrees, 20 minutes, 01 second west, 8.83 feet; thence south 30 degrees, 39 minutes, 59 seconds east, 67.00 feet; thence in a straight line to the point of beginning, in Cook County, Illinois.

Parcel 12

Intentionally omitted.

Parcel 13: Common Area Part of Lot 13

Lot 13 in Highland Brook, being a subdivision of part of the west half of the northwest 1/4 of the northwest 1/4 of Section 23, Township 36 North, Range 12 east of the Third Principal Meridian, excepting from said Lot 13 a parcel bounded as described as follows: commencing at the southeast corner of said Lot 13; thence north 89 degrees 58 Minutes 44 seconds west, along the south line of said Lot 13, 17.53 feet; thence north 00 degree, 01 minute, 16 seconds east, perpendicular to the last described line, 20.50 feet to the point of beginning; thence north 89 degrees 58 minutes 44 seconds west, 150.66 feet; thence north 00 degree, 01 minute, 16 seconds east, 83.50 feet.; thence south 89 degrees ,58 minutes, 44 seconds east 150.66 feet; thence in a straight line to the point of beginning, all in Cook County, Illinois.

Parcel 14: Common Area Part of Lot 14

Lot 14 in Highland Brook, being a subdivision of part of the west half of the northwest 1/4 of the northwest 1/4 of Section 23, Township 36 North, Range 12 east of the Third Principal Meridian, excepting from said Lot 14 a parcel bounded as described as follows: commencing at the southeast corner of said Lot 14; Thence north 89 degrees 58 minutes 44 seconds west, along the south line of said Lot 14, 17.29 feet; thence north 00 degree, 01 minute, 16 seconds east, perpendicular to the last described line, 3.59 feet to the point of beginning; thence north 89 degrees 58 minutes 44 seconds west, 144.74 feet; thence north 00 degree, 01 minute, 16 seconds east 80.00 feet; thence south 89 degrees 58 minutes 44 seconds east 144.74 feet; thence in a straight line to the point of beginning; all in Cook County, Illinois.

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Property Description ContinuedParcel 15: Common Area Part of Lot 15

Lot 15 in Highland Brook, being a subdivision of part of the west half of the northwest 1/4 of the northwest 1/4 of Section 23, Township 36 North, Range 12 east of the Third Principal Meridian, excepting from said Lot 15 a parcel bounded as described as follows: commencing at the southeast corner of said Lot 15; thence north 89 degrees, 58 minutes, 44 seconds west, along the south line of said Lot 15. 17.54 feet; thence north 00 degree, 01 minute, 16 seconds east, 27.49 feet to the point of beginning; thence north 89 degrees, 58 minutes, 44 seconds west, 114.66 feet; thence north 00 degree, 01 minute, 16 seconds east, 80.00 feet; thence south 89 degrees, 58 minutes, 44 seconds east, 114.66 feet; thence in a straight line to the point of beginning, in Cook County, Illinois.

Parcel	Permanent Index No.	Address
2	27-23-119-018 & -019	Vacant common area of Lot 2, Orland Park, IL 60462
3	27-23-119-011	Vacant common area of Lot 3, Orland Park, IL 60462
4	27-23-119-023	Vacant common area of Lot 4, Orland Park, IL 60462
5	27-23-118-020	Vacant common area of Lot 5, Orland Park, IL 60462
6	27-23-118-016	Vacant common area of Lot 6, Orland Park, IL 60462
7	27-23-118-012	Vacant common area of Lot 7, Orland Park, IL 60462
8	27-23-102-014 & -021	Vacant common area of Lot 8, Orland Park, IL 60462
9	27-23-102-037	Vacant common area of Lot 9, Orland Park, IL 60462
10	27-23-102-031	Vacant common area of Lot 10, Orland Park, IL 60462
11	27-23-102-026	Vacant common area of Lot 11, Orland Park, IL 60462
13	27-23-118-025	Vacant common area of Lot 13, Orland Park, IL 60462
14	27-23-118-034	Vacant common area of Lot 14, Orland Park, IL 60462
15	27-23-118-029	Vacant common area of Lot 15, Orland Park, IL 60462

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Page Seven

Apportionment Table

Parcel	Portion of Contract Price	Portion of Lien Sum
2	\$475.41	\$475.41
3	\$475.41	\$475.41
4	\$356.56	\$356.56
5	\$356.56	\$356.56
6	\$356.56	\$356.56
7	\$356.56	\$356.56
8	\$594.25	\$594.25
9	\$1,069.66	\$1,069.66
10	\$831.96	\$831.96
11	\$831.96	\$831.96
13	\$475.41	\$475.41
14	\$713.11	\$713.11
15	\$831.96	\$831.96
Total	\$7,725.37	\$7,725.37

Figures in the above table are for reference only. Claimant denies that apportionment is legally required.

Property of Cook County Clerk's Office