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Doc# 1805155094 Fee \$32.00

## MECHANIC'S LIEN

MAIL TO and PREPARED BY:

Scott C. Kuntz  
Kuntz & Kuntz  
900 E. Northwest Hwy.  
Mount Prospect, IL 60056  
(847) 398-3320

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/20/2018 10:21 AM PG: 1 OF 4

Doc# Fee \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/20/2018 10:21 AM PG: 0

### NOTICE OF CLAIM AND LIEN OF SUBCONTRACTOR PURSUANT TO 770 ILCS 60/21 et. seq.

To: See attached "Affidavit of Service of Lien Notice"

You are hereby notified that the undersigned, HYUNDAI PLUMBING & FIRE PROTECTION INC., having principal offices located at 1230 N. River Road, Mount Prospect, Illinois, 60056 has a subcontract with the general contractor, MAZAR KHAN, dated January 25, 2017 to provide the labor, materials and equipment for performing portions of the construction work, including, but not limited to plumbing, sewer, water main, and fire sprinkler work under a contract between said general contractor and NAGLE STATION, LLC and/or JIBIT JOY, Owner, for a project known as the Gas Station Project that was constructed upon and for the benefit of the property located in 4670 N. Naragansett Ave., Harwood Heights, Illinois, (with a secondary mailing address of 4555 N. Nagle Ave., Harwood Heights, Illinois) legally described as follows:

#### Parcel One:

That part of the Northwest ¼ of Section 17, Township 40 North, Range 13 East of the Third Principal Meridian, lying North of the Indian Boundary Line described as follows: Commencing at a point 338.27 feet East of the West line of said Section 17 and 1,613 feet South of the North line of said Section 17, thence West along a line parallel to the North line of said Section 17, 143 feet, thence South parallel to the West line of Section 17, 12.8 feet to the Northeasterly line of Nagle Avenue, thence Southeasterly along the Northeasterly line of Nagle Avenue 26 feet to the intersection of a line 1,693 feet South of the North line of Section 17 with the Northeasterly line of Nagle Avenue, thence East along a line parallel to the North line of Section 17, 116.04 feet to a point 338.27 feet East of the West line of Section 17, thence North along a line parallel to the West line of Section 17, 40 feet to the point of beginning, in Cook County, Illinois, except that part conveyed to the Village of Harwood Heights for street and sidewalk purposes by quit claim deed recorded January 20, 1966 as Document 19716654, in Cook County, Illinois.

#### Parcel Two:

That part of the Northwest ¼ of Section 17, Township 40 North, Range 13 East of the Third Principal Meridian, lying North of the Indian Boundary Line described as follows: Commencing at a point 338.27 feet East of the West line of said Section 17 and 1,793 feet South of the North line of said Section 17; thence West along a line parallel to the North line of said Section 17, 116.04 feet to the Northeasterly line of Nagle Avenue; thence Southeasterly along the Northeasterly line of Nagle Avenue 157 feet to the Indian Boundary Line; thence Northeasterly along the Indian Boundary Line 5.28 feet; thence North along a line parallel to the West line of Section 17, 109.95 feet to the point of beginning, all in Norwood Township in Cook County, Illinois, except that part conveyed to the Village of Harwood Heights for street and sidewalk purposes by quit claim deed recorded January 20, 1966 as Document 19716654, in Cook County, Illinois.

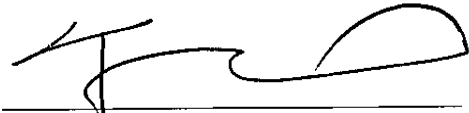
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Address of Property: 4670 N. Naragansett Ave., Harwood Heights, IL 60706; also known as  
4555 N. Nagle Ave., Harwood Heights, IL 60706

PTIN: 13-17-100-075

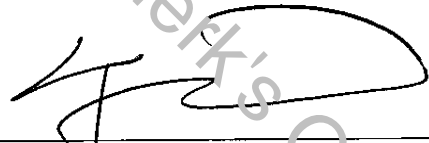
That after all credits and payment, there is due the undersigned for said labor, materials and equipment the sum of 9,200.00 (plus interest on said amount) plus (these contract plus no extras and change orders) plus interest on said amount. The undersigned claims the amount against the contractor(s), tenant(s) and owner(s) of the above described property as their liability may appear, against the property and improvements thereon, and against any money or consideration due from the tenant or owner to the contractor(s) under the above construction contracts. Claimant's last day of work at the premises was February 6, 2018.

Hyundai Plumbing & Fire Protection,  
Lien Claimant

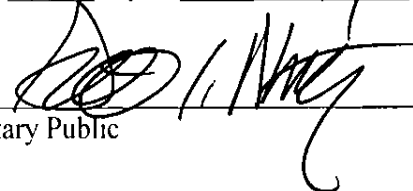
By:   
James Min, Officer of Claimant

STATE OF ILLINOIS            )  
  ) SS:  
COUNTY OF COOK            )

The affiant, JAMES MIN, being duly sworn under oath, deposes and states that he is the President of lien claimant; that he has read the above claim for lien and knows the contents thereof; and that the statements contained therein are true.

  
James Min

Subscribed and sworn to before me  
this 15<sup>th</sup> day of February, 2018

  
Notary Public



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## NOTICE TO OWNER

THE SUBCONTRACTOR PROVIDING THIS NOTICE HAS PERFORMED WORK FOR OR DELIVERED MATERIAL TO YOUR GENERAL CONTRACTOR. THESE SERVICES OR MATERIALS ARE BEING USED IN THE IMPROVEMENTS TO YOUR BUILDING AND ENTITLE THE SUBCONTRACTOR TO FILE A LIEN AGAINST YOUR PROPERTY IF THE SERVICES OR MATERIALS ARE NOT PAID FOR BY YOUR GENERAL CONTRACTOR. DO NOT PAY THE GENERAL CONTRACTOR FOR THIS WORK OR MATERIAL DELIVERED UNLESS YOU HAVE RECEIVED A WAIVER OF LIEN FROM THE SUBCONTRACTOR OR MATERIALMAN. YOU ARE HEREBY ADVISED NOT TO RELY ON ANY SWORN STATEMENT BY THE GENERAL CONTRACTOR THAT IS IN ANY MANOR INCONSISTENT WITH THIS NOTICE OF CLAIM.

THIS NOTICE AND CLAIM FOR LIEN BY SUBCONTRACTOR IS MADE ACCORDING TO ILLINOIS STATUTE. PURSUANT TO 770 ILCS 60/27, THE OWNER SHALL RETAIN FROM ANY MONEY DUE OR BECOMING DUE TO THE GENERAL CONTRACTOR, AN AMOUNT SUFFICIENT TO PAY ALL DEMANDS THAT ARE OR WILL BECOME DUE THE SUBCONTRACTOR UNDER THIS NOTICE OF CLAIM AND SHALL PAY OVER THE SAME TO THE SUBCONTRACTOR BEFORE ANY PAYMENT IS MADE TO GENERAL CONTRACTOR. THE SUBCONTRACTOR SHALL HOLD THE OWNER PERSONALLY RESPONSIBLE FOR ANY ACTIONS TAKEN BY THE OWNER IN DISREGARD OF THIS NOTICE OF CLAIM.

Project of Cook County Clerk's Office

# UNOFFICIAL COPY

STATE OF ILLINOIS            )  
  ) SS:  
COUNTY OF COOK            )

## AFFIDAVIT OF SERVICE OF LIEN NOTICE

I, Scott C. Kuntz, being duly sworn under oath, depose and state that on the 15<sup>th</sup> day of February, 2018, I served the above Notice of Claim and Lien of Subcontractor upon each of the below named parties by mailing a duplicate original thereof by certified mail, with return receipt requested, and delivery limited to addressee only.

Owners:

Mr. Demetrios Kazonis, Manager  
Nagle Station, LLC  
4849 N. Milwaukee Ave., Suite 302  
Chicago, IL 60630

Mr. Jibit Joy  
4555 N. Nagle Ave.  
Harwood Heights, IL 60706

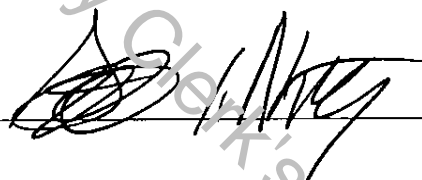
Tenant: N/A

Contractor:

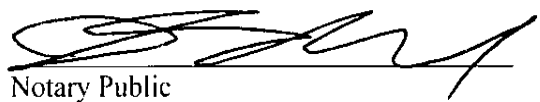
Mazar Khan

Lender(s):

Standard Insurance Company  
19225 NW Tanasbourne Drive  
Hillsboro, OR 97124  
Attn: Mortgage Loan Servicing T3A

  
\_\_\_\_\_

Subscribed and sworn to before me  
this 15<sup>th</sup> day of February, 2018

  
\_\_\_\_\_  
Notary Public

