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MECHANIC'S LIEN:

CLAIM

Doc#: 1812749061 Fee: \$42.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/07/2018 09:33 AM Pg: 1 of 2

STATE OF ILLINOIS }
 }
COUNTY OF **Cook** }

NATIONAL HEAT & POWER CORP.

CLAIMANT

-VS-

Gregory Kester
Mortgage Electronic Registration Systems, Inc. as nominee for GMH Mortgage Services LLC
Phoenix Rising Management, LLC

DEFENDANT(S)

The claimant, **NATIONAL HEAT & POWER CORP.** of Morton Grove, IL, 60053 County of **Cook**, hereby files a claim for lien against **Phoenix Rising Management, LLC**, property manager of 1550 W. Carroll Avenue, Suite 300, Chicago, IL and **Gregory Kester** Chicago, IL 60642 {hereinafter referred to as "owner(s)"} and **Mortgage Electronic Registration Systems, Inc. as nominee for GMH Mortgage Services LLC** Danville, IL 61834 {hereinafter referred to as "lender(s)"} and any persons claiming an interest in the premises herein and states:

That on **1/2/2018**, the owner(s) owned the following described land in the County of **Cook**, State of Illinois to wit:

Street Address: **689 N. Milwaukee Avenue, Unit 2 Chicago, IL 60642**

A/K/A: **Unit 2 in Avenue Lofts Residential Condominium, as delineated on a survey of the the following described real estate: Parts of Lots in Block 1 in Pizgely's Addition to Chicago Township Northeast 1/4 of Section 8, Township 39 North, Range 14 East of the Third Principal Meridian, which survey is attached as Exhibit "D" to the Declaration of Condominium recorded as Document Number 96649606, together with its undivided percentage interest in the common elements, all in Cook County, Illinois**

A/K/A: **Tax# 17-08-220-049-1002**

and **Phoenix Rising Management, LLC** was the owner's property manager for the improvement thereof. That on or about **1/2/2018**, said property manager made a contract with the claimant to provide **labor and material for plumbing work** for and in said improvement, and that on or about **1/3/2018** the claimant completed thereunder all that was required to be done by said contract.

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The following amounts are due on said contract:

Original Contract Amount	\$5,547.00
Change Orders/Extras	\$.00
Credits	\$.00
Work Not Performed	\$.00
Payments	\$.00
Total Balance Due	\$5,547.00

leaving due, unpaid and owing to the Claimant after allowing all credits, the sum of **Five Thousand Five Hundred Forty Seven Dollars and 00/100 (\$5,547.00) Dollars**, for which, with interest, the Claimant claims a lien on said land, beneficial interests, if any, recorded or unrecorded leasehold interest, if any, and improvements, and on the moneys or other considerations due or to become due from said property manager and/or owner(s) under said contract.

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 3, 2018.

NATIONAL HEAT & POWER CORP.

MAMM

Michael Montemayor President

Prepared By:

NATIONAL HEAT & POWER CORP.

**6340 Oakton Street,
Morton Grove, IL 60053**

VERIFICATION

State of IL

County of Cook

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

MAMM

Michael Montemayor, President

Subscribed and sworn before me this May 3, 2018.

Gina Marie Walker

Notary Public's Signature

