

# UNOFFICIAL COPY

Doc#: 1814349082 Fee: \$54.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/23/2018 09:40 AM Pg: 1 of 4

FOR RECORDER'S USE ONLY

## SUBCONTRACTOR'S NOTICE AND CLAIM FOR MECHANICS LIEN

**TO:**

VIA CERTIFIED MAIL R/R  
944 NORTH ELSTON, LLC  
4518 1/2 N. DAMEN AVENUE  
CHICAGO, IL 60625

VIA CERTIFIED MAIL R/R  
944 NORTH ELSTON, LLC  
C/O DAVID CHAIKEN  
111 W WASHINGTON STREET, STE  
1863  
CHICAGO, IL 60602

VIA CERTIFIED MAIL R/R  
JOE ZIVKOVIC  
4518 1/2 N. DAMEN AVENUE  
CHICAGO, IL 60625

VIA CERTIFIED MAIL R/R  
ZLATKO PEHAR  
4518 1/2 N. DAMEN AVENUE  
CHICAGO, IL 60625

VIA CERTIFIED MAIL R/R  
DALIKA CONSTRUCTION SERVICES,  
LLC  
3841 N. LINCOLN AVENUE  
CHICAGO, IL 60613

VIA CERTIFIED MAIL R/R  
CUSTOM METALWORKS CORP.  
AKA CUSTOM METALWORKS DESIGN  
CORP.  
45 W. LAURA DRIVE  
ADDISON, IL 60101

VIA CERTIFIED MAIL R/R  
SWAE CAPITAL, LLC  
C/O HARVARD BUSINESS SERVICES,  
INC.  
16192 COASTAL HWY  
LEWES, DE 19958

THE CLAIMANT, SUGAR STEEL CORPORATION located at 2521 STATE STREET, CHICAGO HEIGHTS, IL 60411, a subcontractor, claims a lien against the real estate, more fully described below, and against the interest of the following entities in the real estate: 944 NORTH ELSTON, LLC (owner), ZLATKO PEHAR (owner/interested party), JOE ZIVKOVIC (owner/interested party), (collectively the "Owners"), SWAE CAPITAL, LLC (mortgagee), DALIKA CONSTRUCTION SERVICES, LLC (contractor), CUSTOM METALWORKS CORP. (subcontractor), and any other person claiming an interest in the real estate more fully described below, stating as follows:

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1. At all times relevant hereto and continuing to the present, **Owner(s)** owned the following described land in the County of COOK, State of Illinois, to wit:

PARCEL.s: See Exhibit A.

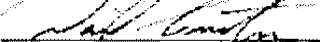
P.I.N.s.: 17-05-412-031-0000 and 17-05-412-030-0000

which property is commonly known as 944-946 N. ELSTON AVENUE, CHICAGO, IL 60642.

2. On information and belief, said **Owner(s)** contracted with **DALIKA CONSTRUCTION SERVICES, LLC** for certain improvements to said premises.
3. Subsequent thereto, **DALIKA CONSTRUCTION SERVICES, LLC** entered into a subcontract with **CUSTOM METALWORKS CORP.**.
4. Subsequent thereto **CUSTOM METALWORKS CORP.** entered into a subcontract with the Claimant to furnish **MATERIALS (STRUCTURAL AND/OR MISCELLANEOUS STEEL MATERIALS)** to said premises.
5. The Claimant completed its work under its subcontract on 02/20/2018, which entailed the delivery of said **MATERIALS**.
6. There is due, unpaid and owing to the Claimant, after allowing all credits and payments, the principal sum of **TEN THOUSAND, THREE HUNDRED SEVENTY TWO AND 31/100 DOLLARS (\$10,372.31)**, which principal amount bears interest at the statutory rate of ten percent (10%) per annum.
7. Claimant claims a lien on the real estate and against the interest of the **Owner(s)**, and other parties named above, in the real estate (including all land and improvements thereon and any leases, leasehold interests, surface, subsurface, and other rights) and on the monies or other consideration due or to become due from the **Owner(s)** under said contract against said contractor, in the amount of **TEN THOUSAND, THREE HUNDRED SEVENTY TWO AND 31/100 DOLLARS (\$10,372.31)**, plus interest.

Dated: MAY 16, 2018

SUGAR STEEL CORPORATION

By:   
 MR. DAVID PRESTON, CREDIT  
 MANAGER

This notice was prepared by and  
after recording should be mailed to:  
 MR. DAVID PRESTON  
 SUGAR STEEL CORPORATION  
 c/o P. O. Box 241566  
 Cleveland, OH 44124  
 Reference: L808990

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## VERIFICATION

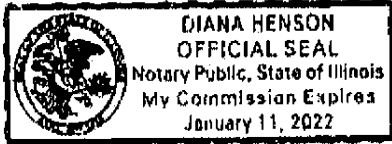
The undersigned, MR. DAVID PRESTON, being first duly sworn, on oath deposes and states that s/he is an authorized representative of SUGAR STEEL CORPORATION, that s/he has read the above and foregoing Subcontractor's Notice and Claim for Mechanic's Lien and that the statements therein are true and correct.

  
\_\_\_\_\_  
MR. DAVID PRESTON, CREDIT MANAGER

SUBSCRIBED AND SWORN to  
Before me this 15 day of  
May, 2018.

Diana Henson  
\_\_\_\_\_  
Notary Public

My commission expires: January 11, 2022



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## Exhibit A

### LEGAL DESCRIPTION

LOTS 2 AND 3 | BLOCK 11 IN ELSTON ADDITION TO CHICAGO IN SECTION 5, TOWNSHIP 39 NORTH,  
RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS: 944-946 N. ELSTON AVE., CHICAGO, ILLINOIS 60642

PIN: 17-05-412-010-0000 & 17-15-412-031-0000

Property of Cook County Clerk's Office