

# UNOFFICIAL COPY



\*1822146099\*

**MECHANIC'S LIEN:  
NOTICE & CLAIM**

Doc# 1822146099 Fee \$44.25

STATE OF ILLINOIS        )  
  ) SS  
COUNTY OF COOK        )

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 08/09/2018 03:12 PM PG: 1 OF 3

**KLEIN CONSTRUCTION LTD  
(AN ILLINOIS CORPORATION)  
CLAIMANT**

-vs-

**HP VENTURES GROUP LLC  
(AN ILLINOIS LLC)  
DEFENDANT**

The claimant, **KLEIN CONSTRUCTION LTD, (AN ILLINOIS CORPORATION)**, of Lemont, IL, hereby files a notice and claim for lien against **HP VENTURES GROUP LLC, An Illinois LLC, 5000 West Lawrence Avenue, Chicago, IL 60630**, hereinafter called **Owner**, **AND LAKESIDE BANK, 1055 W. Roosevelt Road, Chicago, 60608**, hereinafter called **Lender**.

{hereinafter collectively referred to as "owner(s)"} and states:

That on **August 7, 2018**, the owner(s) owned the following described land in the **County of Cook**, State of Illinois to wit:

Street Address: **4447 North Kedzie Avenue, Chicago, IL 60625**

P.I.N. NUMBERS> # **13-13-125-002-0000**  
**13-13-125-003-0000**  
**13-13-125-004-0000**  
**13-13-125-004-0000**  
**13-13-125-005-0000**  
**13-13-125-006-0000**  
**13-13-125-006-0000**

**LEGAL DESCRIPTION:** See "Exhibit A" attached hereto

and **KLEIN CONSTRUCTION LTD** was a General Contractor for **HP VENTURES GROUP LLC, and LAKESIDE BANK**, owner(s) and Lender of improvements thereof upon on **4447 N. Kedzie Avenue, Chicago 60625** property. That on **JULY 15, 2016** said General Contractor made a contract with the claimant in the amount of **\$9,546,000.00** to provide labor and material for and in said improvement, and that on or about **APRIL 17, 2018** the claimant completed all

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work and did not receive full compensation for all the work it had done.

The following amounts are due on said contract:

Total \$ 352,881.68

which amount includes the following:

Contract Balance	\$ 209,473.95
Extras to the work	\$ 143,407.73

leaving due, unpaid and owing to the claimant after allowing all credit, the sum of: **THREE HUNDRED FIFTY TWO THOUSAND EIGHT HUNDRED EIGHTY ONE AND 68/100 DOLLARS (\$ 352,881.68)**, for which, with interest, the Claimant claims a lien on said land and improvements, and on the moneys or other considerations due or to become due from the owner under said contract against said contractor, owner(s) and lender(s).

**KLEIN CONSTRUCTION LTD  
(AN ILLINOIS CORPORATION)**

BY: Wayne Klein II  
Wayne Klein II, President

Prepared By:

**KLEIN CONSTRUCTION LTD  
(AN ILLINOIS CORPORATION)  
15700 W. 103<sup>RD</sup> Street  
Lemont, IL 60439**

### VERIFICATION

State of Illinois) ) SS.  
County of Cook)

The affiant, Wayne Klein II, is being duly sworn, on oath deposes and says that he is a lawful Agent for the claimant; that he has read the foregoing notice and claim for lien and knows the contents thereof; and that all the statements therein contained herein are true.

Wayne Klein II  
President

Subscribed and sworn to  
before me this August 9, 2018

Donna G. Klein



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Notary

## EXHIBIT "A"

### LEGAL DESCRIPTION

Lots 3,4,5,6,7,8 and 9, in Block 65 in the Northwest land Association Subdivision of the West 1/2 of the Northwest 1/4 of Section 13, Township 40 North, Range 13, East of the Third Principal Meridian, (Except Right of Way of the Northwestern Elevated Railroad Company), in Cook County, Illinois.

Property of Cook County Clerk's Office