

# UNOFFICIAL COPY

ORIGINAL CONTRACTORS  
MECHANIC'S LIEN:  
**NOTICE AND CLAIM**

Doc# 1903219064 Fee: \$42.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 02/01/2019 09:28 AM Pg: 1 of 2

STATE OF ILLINOIS            }  
  }  
COUNTY OF Cook            }

A&D Home Improvement, LLC

**CLAIMANT**

-VS-

Jeremie Cobarrubia  
Maria E. Detres  
Ditech Financial, LLC

**DEFENDANT(S)**

The claimant, **A&D Home Improvement, LLC** of Elk Grove Village, IL, 60007 County of **Cook**, hereby files a claim for lien against **Jeremie Cobarrubia** Chicago, IL 60707 **Maria E. Detres** Chicago, IL 60707 {hereinafter collectively referred to as "owner(s)"} and **Ditech Financial, LLC** Chicago, IL 60604 {hereinafter referred to as "lender(s)"} and any persons claiming an interest in the premises herein and states:

That on **06/12/2018**, the owner(s) owned the following described land in the County of Cook, State of Illinois to wit:

Street Address:       **1811 N. Natchez Avenue Chicago, IL 60707**

A/K/A:               **Lot 5 in Block 18 in David Gowdy Company's Subdivision of that part of the West 1/2 lying West of the West line of public alley of Block 18, in A. Gale's Subdivision of the Southeast 1/4 of Section 31 and the Southwest 1/4 of Section 32, Township 40 North, Range 13, East of the Third Principal Meridian in the County of Cook, in the State of Illinois.**

A/K/A:               **Tax# 13-31-409-016**

That on or about **06/12/2018**, the claimant made a contract with the said owner(s) to provide **labor and material for roofing, siding, soffit, fascia and window wrap** for and in said improvement, and that on or about **08/24/2018** 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	\$8,354.32
Change Orders/Extras	\$1,500.00
Credits	\$ .00
Work Not Performed	\$ .00
Payments	\$7,354.32
Total Balance Due	\$2,500.00

leaving due, unpaid and owing to the Claimant after allowing all credits, the sum of **Two Thousand Five Hundred Dollars and 00/100 (\$2,500.00) Dollars**, 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 said 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 January 29, 2019.

**A&D Home Improvement, LLC**

Dariusz Waldzinski  
Dariusz Waldzinski Member

Prepared By:

**A&D Home Improvement, LLC**  
220 Stanley St.  
Elk Grove Village, IL 60007

**VERIFICATION**

State of IL  
County of Cook

The affiant, Dariusz Waldzinski, being first duly sworn, on oath deposes and says that the affiant is Member 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.

Dariusz Waldzinski  
Dariusz Waldzinski Member

Subscribed and sworn before me this January 29, 2019.

Michael Kopec  
Notary Public's Signature

