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Doc#. 1914849044 Fee: \$56.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 05/28/2019 09:34 AM Pg: 1 of 5

PRIME CONTRACTOR'S NOTICE AND CLAIM FOR MECHANICS' LIEN

STATE OF ILLINOIS
COUNTY OF COOK
IN THE OFFICE OF THE
RECORDER OF DEEDS
COOK COUNTY, ILLINOIS

MIDWEST STEEL AND)
AND CONSTRUCTION, INC.)
Claimant,)

v.)

1422 KINGSBURY PARTNERS, LLC)
SYNERGY CONSTRUCTION GROUP, INC.)
Unknown Owners and non-record Lien)
Claimants)
Defendants.)

NOTICE & CLAIM FOR LIEN IN AMOUNT OF \$15,596.00

The claimant, MIDWEST STEEL AND CONSTRUCTION, INC., of 2314 Route 59, #182, Plainfield, Illinois 60586, being a structural steel installation and supply contractor, for the construction project on the real estate described below, hereby files a Notice and Claim for Lien against 1422 Kingsbury Partners, LLC located at 1130 West Monroe Street, Chicago, Illinois 60607 (hereinafter "Owner"). Said Owner is the owner of record of the property commonly known as 1422 North Kingsbury Street, Chicago, Illinois 60642 (the "Property"), and SYNERGY

This document prepared by
and return to: Hal Emalfarb
Emalfarb, Swan & Bain
440 Central Ave
Highland Park, IL 60035

PIN: 17-05-220-006-0000

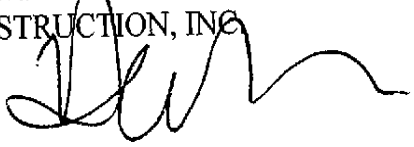
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CONSTRUCTION GROUP, INC. was authorized and knowingly permitted by the Owner to construct the improvement thereof. The Property's legal description is attached to this Notice and Claim for Lien as Exhibit A.

That on October 11, 2018 said Owner, through their agent SYNERGY CONSTRUCTION GROUP, INC., entered into a contract with MIDWEST STEEL AND CONSTRUCTION, INC. for structural steel installation, labor and materials for the Property. Claimant, MIDWEST STEEL AND CONSTRUCTION, INC., began the work included within said contract on September 10, 2018 and on February 26, 2019 completed thereunder all work required to be done by said contract.

That said Owner is entitled to credits on the account of \$143,604.00 leaving due, unpaid and owing to the Claimant, after allowing all lawful credits, the sum of \$15,956.00, for which with interest and attorney's fees the Claimant claims a lien on said Property and improvements thereto.

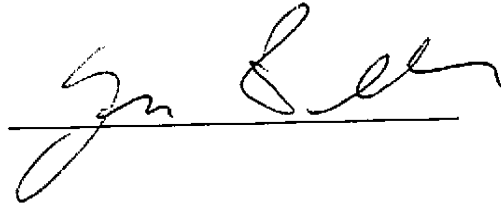
Respectfully Submitted,
MIDWEST STEEL AND
CONSTRUCTION, INC.

By: 
EMALFARB, SWAN & BAIN
Its Attorneys

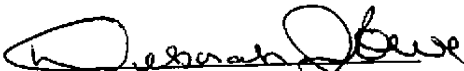
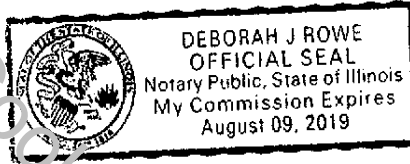
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VERIFICATION

The Affiant, John Pracharr, being first duly sworn on oath, deposes and says that he is Chief Executive Officer and authorized agent of the Claimant, that he has read the foregoing Notice and Claim for Lien, knows the contents thereof, and affirms that all statements contained therein are true to the best of his information and belief.



Subscribed and sworn to
before me this 13 day
of May 2019.


Notary Public

Property of Cook County Clerk's Office

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EXHIBIT A

LEGAL DESCRIPTION OF PROPERTY

PARCEL 1:

LOTS 1, 2, 3 AND THE NORTHWESTERLY 49.05 FEET OF LOT 4, IN BLOCK 62 IN CHICAGO LAND COMPANY'S RESUBDIVISION OF BLOCKS 36, 37, 46, 47, 48, 55, 56, 62, 63, 70, 71, 74, 81 AND LOT 1 OF BLOCK 50 ALL IN ELSTON'S ADDITION TO CHICAGO IN SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 2:

RECIPROCAL EASEMENT AND MAINTENANCE AGREEMENT DATED MAY 26, 2006 AND RECORDED MAY 26, 2006 AS DOCUMENT 0614632045, FOR THE PURPOSES OF USE, MAINTENANCE AND REPAIR OF COMMON WALL LOCATED ALONG THE SOUTHEASTERLY LINE OF THE LAND AND FOR COMMON CONNECTION POINTS FOR GAS AND ELECTRIC SERVICE.

PIN: 17-05-220-006-0000

COMMONLY KNOWN AS: 1422-1436 Kingsbury, Chicago, Illinois 60642

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PROOF OF SERVICE BY MAIL

I, Daniel Kemper, on oath, state that on this 13th day of May 2019 I served this Notice and Claim for Mechanics' Lien by mailing a copy of said Notice by U.S. Certified Mail, return receipt requested, limited to addressee only, to:

1422 Kingsbury Partners, LLC
c/o Illinois Service Corporation
801 Adlai Stevenson Drive
Springfield, Illinois 62703

Receipt # 9214890194038383208958

1422 Kingsbury Partners, LLC
200 West Street, 28th Floor
New York, New York 10282

Receipt # 9214890194038383209696

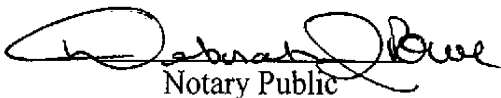
Synergy Construction Group, LLC
2037 West Carroll Street
Chicago, Illinois 60612

Receipt # 9214890194038383210241

postage prepaid, by depositing same in the U.S. Mail Box before the hour of 5:30 p.m.



Subscribed and sworn to
before me this 13 day
of May 2019.


Notary Public

