



Doc# 1918455110 Fee \$47.00

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

EDWARD H. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 07/03/2019 01:24 PM PG: 1 OF 6

**NOTICE AND CLAIM  
FOR MECHANICS LIEN**

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

METALMASTER/ROOFMASTER, INC. )

("Claimant"), )

v. )

1422 KINGSBURY PARTNERS, LLC., )  
RECREATIONAL EQUIPMENT, INC., and )  
SYNERGY CONSTRUCTION GROUP LLC., )

("Defendants"). )

) "NOTICE TO OWNER

) Do not pay the contractor for this  
) work or material unless you have  
) received from the contractor a waiver  
) of lien or other satisfactory evidence  
) of payment to the Claimant."

) **NOTICE & CLAIM FOR LIEN**

) **IN THE AMOUNT OF:**

) **\$102,519.03, plus interest and  
) collection costs.**

Claimant, METALMASTER/ROOFMASTER, INC. ("METALMASTER"), an Illinois corporation, located at 4800 Metalmaster Way, McHenry, Illinois 60651, being a subcontractor for the provision of sheet metal and roofing materials, labor and equipment and related work on the real estate described below, hereby files a Notice and Claim for Lien against said property

This document was prepared by:

P.I.N. NO. 17-05-220-006 0000

ANTHONY G. SUIZZO  
LAW OFFICES OF ANTHONY G. SUIZZO  
587 N. Edgewood Avenue  
Wood Dale, IL 60191  
Telephone No. (847) 510-2000  
Attorney No. 23385  
[ags@suizzolaw.com](mailto:ags@suizzolaw.com)

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("LAND"), and against 1422 KINGSBURY PARTNERS, LLC., c/o Illinois Corporation Service C, Registered Agent, 801 Adlai Stevenson Drive, Springfield, IL 62703 ("OWNER"), the owner of record of the LAND, and RECREATIONAL EQUIPMENT, INC., c/o Jerry Strizke, CEO, 6750 S. 228<sup>th</sup> Street, Kent, Washington 98032, who claims an interest in the nature of a tenancy in the LAND, which is commonly known as 1422 North Kingsbury Street, Chicago, Illinois 60642, the legal description of which is attached as Exhibit A.

Claimant also hereby files a Notice and Claim for Lien against SYNERGY CONSTRUCTION GROUP LLC., ("SYNERGY"), c/o Michael Pinelli, Registered Agent, 2037 W. Carroll Street, Chicago, Illinois 60612, who on information and belief was the general contractor for said project, who was authorized and/or knowingly permitted by OWNER to provide construction work on the LAND.

On or before June 25, 2018, the OWNER of said property made a contract with SYNERGY whereby SYNERGY was to provide, or knowingly permitted SYNERGY to provide labor, material, tools and equipment for construction for said project; and on or about June 25, 2018, SYNERGY and METALMASTER entered into a written subcontract whereby METALMASTER was to provide sheet metal and roofing materials, labor and equipment and related work for said project; the contract price was \$325,000.00. METALMASTER thereafter completed all of its obligations pursuant to said subcontract on or about April 13, 2019.

To date, despite due demand for payment, Claimant remains unpaid for said work; and there is no reasonable basis for the failure to pay METALMASTER.

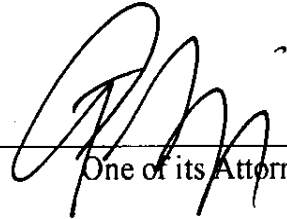
Therefore, after all due credits, the amount left due, unpaid and owing to METALMASTER is \$102,519.03, for which amount, plus interest and collection costs, including reasonable attorneys' fees, METALMASTER claims a lien on the LAND and

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improvements thereon, and on any monies due or to become due to SYNERGY or any other party from OWNER for said project.

METALMASTER/ROOFMASTER, INC.

By: \_\_\_\_\_



One of its Attorneys

Property of Cook County Clerk's Office

ANTHONY G. SUIZZO  
LAW OFFICES OF ANTHONY G. SUIZZO  
587 N. Edgewood Avenue  
Wood Dale, IL 60191  
Telephone No. (847) 510-2000  
Attorney No. 23385  
ags@suizzolaw.com

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## EXHIBIT A

### Legal Description

#### 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 AND 84 AND LOT 1 OF BLOCK 50 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.

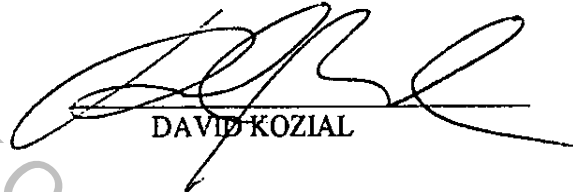
PIN: 17-05-220-006-0000

ADDRESS: 1422 North Kingsbury Street, Chicago, Illinois 60642

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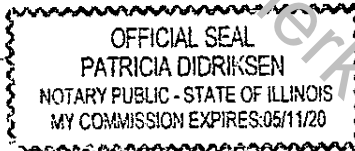
## VERIFICATION

I, DAVID KOZIAL, on oath state that I am the duly authorized agent of METALMASTER/ROOFMASTER, INC., that I have read the foregoing Notice and Claim for Mechanics Lien against 1422 KINGSBURY PARTNERS, LLC., *et al.*, and that the statements therein are true to the best of my information and belief.

  
DAVID KOZIAL

Subscribed and Sworn to before me  
This 20th day of June 2019.

  
Notary Public



ANTHONY G. SUIZZO  
LAW OFFICES OF ANTHONY G. SUIZZO  
587 N. Edgewood Avenue  
Wood Dale, IL 60191  
Telephone No. (847) 510-2000  
Attorney No. 23385  
ags@suizzolaw.com

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## PROOF OF SERVICE BY MAIL

I, Anthony G. Suizzo, an attorney, certify that I served the foregoing Notice and Claim for Mechanics Lien on 1422 KINGSBURY PARTNERS, LLC., c/o Illinois Corporation Service C, Registered Agent, 801 Adlai Stevenson Drive, Springfield, IL 62703; RECREATIONAL EQUIPMENT, INC., c/o Jerry Strizke, CEO, 6750 S. 228<sup>th</sup> Street, Kent, Washington 98032; and SYNERGY CONSTRUCTION GROUP LLC., ("SYNERGY"), c/o Michael Pinelli, Registered Agent, 2037 W. Carroll Street, Chicago, Illinois 60612, (all via certified mail, return receipt requested); and deposited said mailed items at the U.S. Post Office on June 20, 2019, with proper postage prepaid.

  
\_\_\_\_\_  
Anthony G. Suizzo

ANTHONY G. SUIZZO  
LAW OFFICES OF ANTHONY G. SUIZZO  
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