

# UNOFFICIAL COPY



\*1920616032\*

## SUBCONTRACTOR'S NOTICE AND CLAIM FOR LIEN

Doc# 1920616032 Fee \$45.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 07/25/2019 12:17 PM PG: 1 OF 4

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

The Claimant, METAL ERECTOR, INC., 1401 Glenlake Avenue, Itasca, Illinois 60143 (hereinafter "Claimant"), hereby files this notice and claim for lien against LINCOLN FULLERTON REIT PROPERTY LLC, a Delaware limited liability company ("Owner"), W.E. O'NEIL CONSTRUCTION CO., an Illinois corporation ("General Contractor"), CREATIVE PANEL SYSTEMS INC., an Illinois corporation ("Subcontractor CPSI"), JPMorgan Chase Bank, N.A., as Administrative Agent on behalf of a Loan Agreement ("Lenders"), SKIDMORE, OWINGS & MERRILL LLP ("Architect") and ALL UNKNOWN OWNERS AND NON-RECORD CLAIMANTS, and/or parties in interest, and any persons claiming to be interested in the real estate described herein, and further states as follows:

That on or about August 13, 2018 – May 15, 2018, Owner(s) owned the land legally described on Exhibit A attached hereto located in the County of Cook, State of Illinois ("Subject Property").

Permanent Index Numbers: 14-33-100-044-0000, 14-33-100-045-0000, 14-33-100-046-0000

Property Address: 2316 N. Lincoln Avenue, Chicago, IL 60614

That W.E. O'Neil Construction Co. was Owner's general contractor for improvements thereof.

That Lenders are holders of a Mortgage and Security Agreement recorded against the Subject Property (and other property) in Cook County on July 11, 2017 as document number 1719229050.

That on or about October 25, 2017, Subcontractor CPSI made a written subcontract agreement ("Subcontract Agreement") with Claimant to provide labor, materials, equipment, supervision, tools and supplies necessary estimated at \$1,835,000.00 for work at the Subject Property.

That Claimant has completed the work and provided the materials hereunder claimed.

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## EXHIBIT A

### Legal Description

LOTS 5 THROUGH 18 IN SUBDIVISION OF BLOCK 8 IN CANAL TRUSTEES' SUBDIVISION OF THE NORTH HALF AND THE NORTH HALF OF THE SOUTHEAST QUARTER AND THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 31, 1848 AND RE-RECORDED SEPTEMBER 24, 1877 AS DOCUMENT NUMBER 151621, IN COOK COUNTY, ILLINOIS.

ALSO KNOWN AS:

THAT PART OF LOTS 5 THROUGH 18 DESCRIBED AS BEGINNING AT THE EASTMOST CORNER OF SAID LOT 5; THENCE SOUTH 44° 51' 20" WEST 150.00 FEET ALONG SOUTHEASTERLY LINE THEREOF TO THE SOUTHMOST CORNER OF SAID LOT 5; THENCE NORTH 45° 00' 45" WEST 350.24 FEET ALONG THE SOUTHWESTERLY LINE OF LOTS 5 THROUGH 18 AFORESAID TO THE WESTMOST CORNER OF SAID LOT 18; THENCE NORTH 44° 53' 47" EAST 150.00 FEET ALONG THE NORTHWESTERLY LINE OF SAID LOT 18 TO THE NORTHMOST CORNER THEREOF; THENCE SOUTH 45° 00' 45" EAST 350.13 FEET ALONG THE NORTHEASTERLY LINE OF LOT 5 THROUGH 18 AFORESAID TO THE POINT OF BEGINNING IN SUBDIVISION OF BLOCK 8 IN CANAL TRUSTEES SUBDIVISION OF THE NORTH HALF AND THE NORTH HALF OF THE SOUTHEAST QUARTER AND THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 31, 1848 AND RE-RECORDED SEPTEMBER 24, 1877 AS DOCUMENT NUMBER 151621, IN COOK COUNTY, ILLINOIS.

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