

# UNOFFICIAL COPY

LIEN NOTICE FOR  
COMMERCIAL REAL  
ESTATE BROKER LIEN

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

Paine/Wetzel Associates, Inc.,  
Broker-Claimant,

v.

Chicago Title Land Trust  
Company T/U/T/A dtd 4-19-99  
aka Trust #60099504,  
Owner

Notice is hereby given that the undersigned Broker-Claimant, whose real estate license number is 478002052 and whose business address is 8725 W. Higgins Road #800, Chicago IL 60631, makes the following statement and claims a Commercial Real Estate Broker Lien under the law entitled, Commercial Real Estate Broker Lien Act, 770 ILCS 15/1 et seq., and states that:

The following described real property ("Property") located at 1111 West Pershing Road, Chicago IL 60609 is legally described as follows:

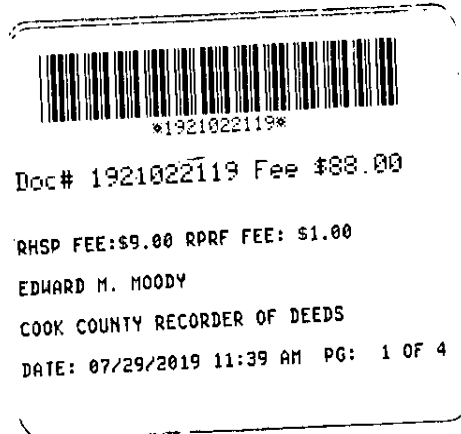
SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

Said real property is now owned of record by Chicago Title Land Trust Company, as successor in interest to LaSalle Bank, National Association, as Trustee under Trust Agreement dated April 19, 1999 and known as Trust No. 60099504 ("Owner").

That on February 28, 2019, the Broker-Claimant, or its employees or independent contractors, entered into a written agreement with Lien HOA Food Corp., as agent of the Owner, for the exclusive right to market, for lease, the said commercial Property.

That the Broker-Claimant provided services to said Owner in that Broker-Complainant, its employees or independent contractors, procured a tenant, namely CENTRAL TRUCKING COMPANY (Tenant), willing and able to Lease the Property or a portion thereof, on the terms set forth in the written agreement with the Owner or otherwise acceptable to Owner or the Owner's agent (Wong Enterprises, LLC).

That the amount of the commission of fee to which Broker-Claimant is entitled is \$20,099.75 of which \$0.00 has been paid as of July 26, 2019.

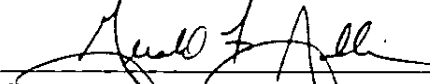


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Broker-Claimant now claims a lien on the above-described Property and all improvements thereon and against Owner, its successors or assigns, and all persons interested therein, in the sum of \$20,099.75 plus attorney's fees, interest, and costs of collection.

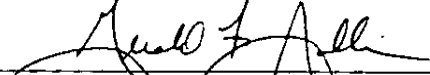
PAINE/WEZTEL ASSOCIATES, INC.

  
\_\_\_\_\_  
Gerald F. Sullivan, its principal

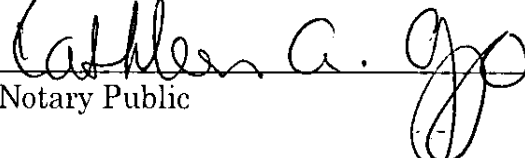
STATE OF ILLINOIS    }  
                                  }        SS  
COUNTY OF COOK     }

GERALD F. SULLIVAN, being first duly sworn on his oath, deposes and states that he has read the foregoing Lien Notice for Commercial Real Estate Broker Lien on behalf of Broker-Claimant and knows the contents thereof and that all the statements therein contained are true and accurate to the knowledge of the undersigned.

PAINE/WETZEL ASSOCIATES, INC.

  
\_\_\_\_\_  
Gerald F. Sullivan, its principal

Subscribed and sworn to me  
this 26 day of July, 2019

  
\_\_\_\_\_  
Notary Public



NOTE: THIS LIEN NOTICE IS VOID AND UNENFORCEABLE UNLESS RECORDED, AS REQUIRED IN THE COMMERCIAL REAL ESTATE BROKER LIEN ACT, WITH THE COUNTY RECORDER OF THE COUNTY IN WHICH THE REAL ESTATE IS LOCATED.

Prepared by and after  
Recording return to:  
Kevin A. Ameriks  
SCHAIN BANKS  
70 W. Madison Street, Ste #5300  
Chicago, Illinois 60602  
(312) 345-5700

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## EXHIBIT A

### LEGAL DESCRIPTION

Commonly known as: 1111 West Pershing Road, Chicago IL 60609

PIN: 20-05-200-011-0000  
20-05-200-030-0000  
20-05-200-079-0000

#### PARCEL "A":

A PARCEL OF LAND CONSISTING OF A PART OF EACH OF LOTS 1 AND 2 IN STOCK YARDS SUBDIVISION OF THE EAST 1/2 OF SECTION 5, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING ON THE WEST LINE OF THE EAST 2120.35 FEET OF SAID EAST 1/2 OF SECTION 5 AT A POINT WHICH IS 64.77 FEET SOUTH FROM THE NORTH LINE OF SAID EAST 1/2 OF SECTION 5 AND RUNNING THENCE SOUTH ALONG SAID WEST LINE OF THE EAST 2120.35 FEET, A DISTANCE OF 284.54 FEET, THENCE WEST ALONG A STRAIGHT LINE, A DISTANCE OF 214.70 FEET TO A POINT ON THE EAST LINE OF THE WEST 310.00 FEET OF SAID EAST 1/2 OF SECTION 5 WHICH IS 348.86 FEET SOUTH FROM THE NORTH LINE OF SAID EAST 1/2 OF SECTION 5; THENCE NORTH ALONG SAID EAST LINE OF THE WEST 310.00 FEET OF SAID EAST 1/2 OF SECTION 5, A DISTANCE OF 250.68 FEET TO A POINT WHICH IS 98.18 FEET SOUTH FROM THE NORTH LINE OF SAID EAST 1/2 OF SECTION 5, THENCE NORTHEASTWARDLY ALONG A STRAIGHT LINE, A DISTANCE OF 175.15 FEET TO A POINT WHICH IS 70.70 FEET SOUTH FROM THE NORTH LINE AND 2161.82 FEET WEST FROM THE EAST LINE OF SAID EAST 1/2 OF THE SECTION 5 AND THENCE NORTHEASTWARDLY ALONG THE ARC OF A CIRCLE, CONVEX TO THE NORTHWEST AND HAVING A RADIUS OF 1348.00 FEET, AN ARC DISTANCE OF 41.89 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

#### PARCEL "B":

A PARCEL OF LAND CONSISTING OF A PART OF EACH OF LOTS 1 AND 2 IN STOCK YARDS SUBDIVISION OF THE EAST 1/2 OF SECTION 5, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, SAID PARCEL OF LAND BEING BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING ON THE WEST LINE OF THE EAST 2120.35 FEET OF SAID EAST 1/2 OF SECTION 5, AT A POINT WHICH IS 54.00 FEET SOUTH FROM THE NORTH LINE OF SAID EAST 1/2 OF SECTION 5 AND RUNNING THENCE WEST ALONG  
A

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LINE WHICH IS 54.00 FEET SOUTH FROM AND PARALLEL WITH THE NORTH LINE OF SAID EAST 1/2 OF SECTION 5 (BEING THE SOUTH LINE OF WEST PERSHING ROAD AS WIDENED) A DISTANCE OF 14.45 FEET TO A POINT WHICH IS 510.00 FEET EAST FROM THE WEST LINE OF SAID EAST 1/2 OF SECTION 5, THENCE SOUTHWESTWARDLY ALONG A STRAIGHT LINE. A DISTANCE OF 20024 FEET TO A POINT ON THE EAST LINE OF THE WEST 310.00 FEET OF SAID EAST 1/2 OF SECTION 5 WHICH IS 64.00 FEET SOUTH FROM THE NORTH LINE OF SAID EAST 1/2, THENCE SOUTH ALONG THE AFORESAID EAST LINE OF THE WEST 310.00 FEET, A DISTANCE OF 34.18 FEET, THENCE NORTHEASTWARDLY ALONG A STRAIGHT LINE, A DISTANCE OF 175.15 FEET TO A POINT WHICH IS 70.70 FEET SOUTH FROM THE NORTH LINE AND 2161.82 FEET WEST FROM THE EAST LINE OF SAID EAST 1/2 OF SECTION 5, THENCE NORTHEASTWARDLY ALONG THE ARC OF A CIRCLE, CONVEX TO THE NORTHWEST AND HAVING A RADIUS OF 1348.00 FEET AN ARC DISTANCE OF 41.89 FEET TO A POINT ON SAID WEST LINE OF THE EAST 2120.35 FEET OF THE EAST 1/2 OF SECTION 5, WHICH IS 64.77 FEET SOUTH FROM THE NORTH LINE OF SAID EAST 1/2 AND THENCE NORTH ALONG THE AFORESAID WEST LINE OF THE EAST 2120.35 FEET, A DISTANCE OF 10.77 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS

Cook County Clerk's Office