

# UNOFFICIAL COPY

MECHANIC'S LIEN:

**CLAIM**

Doc# 1928055263 Fee: \$55.00

Edward M. Moody

Cook County Recorder of Deeds

Date: 10/07/2019 11:51 AM Pg: 1 of 3

STATE OF ILLINOIS

COUNTY OF Cook

STATE MECHANICAL SERVICES, L.L.C.

**CLAIMANT**

-VS-

NHC LLC

Nobu Chicago Restaurant LLC

Centaur Construction Co., Inc.

**DEFENDANT(S)**

The claimant, **STATE MECHANICAL SERVICES, L.L.C.** of Aurora, IL, 60504-8103 County of DuPage, hereby files a claim for lien against **Centaur Construction Co., Inc.**, contractor of 361 W. Chestnut, Suite 200, Chicago, IL and **NHC LLC** Miami Beach, FL 33140 **Nobu Chicago Restaurant, LLC (Lessee)** New York, NY 10019 {hereinafter collectively referred to as "owner(s)"} and any persons claiming an interest in the premises herein and states:

That on **03/16/2018**, the owner(s) owned the following described land in the County of Cook, State of Illinois to wit:

Street Address: **Nobu Hotel 846 - 854 W. Randolph Street Chicago, IL 60607**

A/K/A: **SEE ATTACHED LEGAL DESCRIPTION EXHIBIT "A"**

A/K/A: **Tax# 17-08-433-007; 17-08-433-008**

and **Centaur Construction Co., Inc.** was the owner's contractor for the improvement thereof. That on or about **03/16/2018**, said contractor made a subcontract with the claimant, and said subcontract was memorialized on **6/25/2018**, to provide **design services, labor and material to furnish and install HVAC mechanical system** for and in said improvement, and that on or about **09/12/2019** the claimant last performed under said subcontract.

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The following amounts are due on said subcontract:

Original Contract Amount	\$3,798,800.00
Change Orders/Extras	\$486,372.00
Credits	\$ .00
Work Not Performed	\$290,102.80
Payments	\$3,151,028.30
Total Balance Due	\$844,040.90

leaving due, unpaid and owing to the Claimant after allowing all credits, the sum of **Eight Hundred Forty Four Thousand Forty Dollars and 90/100 (\$844,040.90) Dollars**, for which, with interest, the Claimant claims a lien on said land, beneficial interests, if any, recorded or unrecorded leasehold interest, if any, and improvements, and on the moneys or other considerations due or to become due from said contractor and/or owner(s) under said subcontract.

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 September 27, 2019.

**STATE MECHANICAL SERVICES, L.L.C.**

  
\_\_\_\_\_  
John D'Angelo President

Prepared By:  
**STATE MECHANICAL SERVICES, L.L.C.**  
535 Exchange Court  
Aurora, IL 60504-8103


**VERIFICATION**

State of IL  
County of DuPage

The affiant, John D'Angelo, being first duly sworn, on oath deposes and says that the affiant is President 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.

  
\_\_\_\_\_  
John D'Angelo President

Subscribed and sworn before me this September 27, 2019.

  
\_\_\_\_\_  
Notary Public's Signature



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## EXHIBIT A LEGAL DESCRIPTION

### PARCEL 1:

LOTS 1 AND 2 IN EDMUND A. CUMMING'S SUBDIVISION OF LOTS 14 AND 15 (EXCEPT THE SOUTH 35.00 FEET OF EACH OF SAID LOTS TAKEN FOR WIDENING WEST RANDOLPH STREET) IN BLOCK 35 OF CARPENTER'S ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

LOT 13 (EXCEPT THE EAST 10.00 FEET THEREOF AND ALSO EXCEPT THE SOUTH 10.00 FEET OF THE EAST 45 FEET 2-5/8 INCHES THEREOF) IN BLOCK 35 IN CARPENTER'S ADDITION TO CHICAGO A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

### ALSO:

THE EAST-WEST 10 FOOT ALLEY VACATED BY ORDINANCE PASSED APRIL 14, 2010 AND RECORDED JULY 15, 2010 AS DOCUMENT NO. 1019618076 DESCRIBED AS FOLLOWS:  
THE SOUTH 10.00 FEET OF THE WEST 20.00 FEET OF THE EAST 45 FEET 2-5/8 INCHES (45.22 FEET) OF LOT 13 IN BLOCK 35 IN CARPENTER'S ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.