

# UNOFFICIAL COPY

Doc#: 2005908377 Fee: \$55.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 02/28/2020 10:02 AM Pg: 1 of 2

## ORIGINAL CONTRACTORS NOTICE AND CLAIM FOR LIEN

Prepared by and, after  
recording, return to:  
Frederick A. Lurie  
123 North Wacker Drive  
Suite 250  
Chicago, Illinois 60606

The claimant, Prestige Renovations Services, Inc. of 2130 W. Belmont Avenue, Suite H, Chicago, 60618, County of Cook, State of Illinois, hereby files notice and claim for lien against Mahboobeh Mahdavinia and Faraz Bishehsari ("Owners") of 2106 N. Hudson Street, Chicago, Illinois, Guaranteed Rate, Inc. ("Lender") of 4410 N. Ravenswood Avenue, Chicago, Illinois, and any person and/or entity claiming an interest in the real estate by or through any of the foregoing and states:

That on or about August 12, 2018, the Owners owned the following described land in the County of Cook, State of Illinois, to-wit:

LOT 16 IN GH THOMAS SUBDIVISION OF LOT 14 IN THE SUBDIVISION OF BLOCK 21 (EXCEPT IN THE NORTH 366 FEET OF THE WEST 188.35 FEET) IN THE CANAL TRUSTEES SUBDIVISION OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PIN No(s): 14-33-123-014-0000

Common Address of premises: 2106 N. Hudson Street, Chicago, Illinois 60614

That on or about August 13, 2018, said Claimant entered into a contract with Mahboobeh Mahdavinia for, Owner, to supply labor and materials for the renovation of improvement on said land for the sum of \$271,019.00 which contract was entered into by Mahboobeh Mahdavinia for himself and on behalf of, or which was authorized or knowingly permitted by, Faraz Bishehari.


That Claimant furnished additional labor and materials pursuant to change orders and/or at the express request of Owner in the sum of \$74,211.50.

That Claimant last performed work on the premises on January 7, 2020 on which date Claimant completed furnishing the aforementioned labor and materials in the value of \$296,500.00.

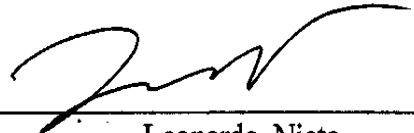
That after allowing all credits there is due, unpaid and owing Claimant the sum of \$7,411.76 for which, with interest, Claimant claims a lien on said land and improvements against said Owners, Lender and any person and/or entity claiming an interest in the real estate by or through Owner and Lender.

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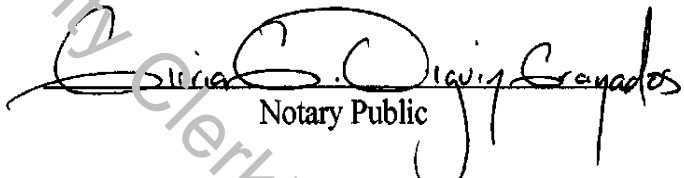
Prestige Renovations Services, Inc.

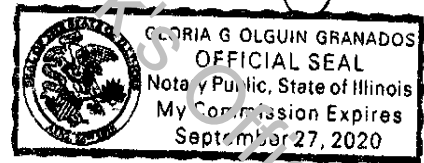
By:   
Leonardo Nieto

The affiant, Leonardo Nieto, after being first duly sworn upon her oath, deposes and says that he is the President of Prestige Renovations Services, Inc., the Claimant; that he has read the foregoing notice and claim for lien and knows the contents thereof, and that the statements contained therein are true.

  
Leonardo, Nieto

Subscribed and sworn to before me this 26<sup>th</sup> day of February, 2020.

  
Notary Public



**IMPORTANT NOTICE REQUIRED BY LAW:**  
**This communication is an attempt to collect a debt, and any information obtained will be used for that purpose**