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Doc#: 2016146160 Fee: \$57.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 06/09/2020 10:47 AM Pg: 1 of 6

FOR RECORDER'S USE ONLY

SUBCONTRACTOR'S NOTICE AND CLAIM FOR MECHANICS LIEN

TO: VIA CERTIFIED MAIL R/R
Seritage SRC Finance LLC
c/o C T Corporation System, Reg. Agent
208 S. LaSalle St., Suite 814
Chicago, IL 60604

VIA CERTIFIED MAIL R/R
JKT Construction, Inc. d/b/a Corncon
c/o Mindy Shomberg, Reg. Agent
845 N. Kingsbury St.
Chicago, IL 60610

VIA CERTIFIED MAIL R/R
Berkshire Hathaway Life Insurance
Company of Nebraska
c/o Commercial Lending
1314 Douglas St., #1400
Omaha, NE 68102

VIA CERTIFIED MAIL R/R
Blink Holdings, Inc.
c/o Illinois Corporation Service C, Reg.
Agent
801 Adlai Stevenson Dr.
Springfield, IL 62703

VIA CERTIFIED MAIL R/R
Robert G. Lyon & Associates, Inc.
c/o Joseph A. Geoghegan, Reg. Agent
5100 River Rd., Suite 125
Schiller Park, IL 60176

THE CLAIMANT, **Prospective Plumbing, Corp.**, claims a lien against the real estate, more fully described below, and against the interest of the following entities in the real estate: **Seritage SRC Finance LLC**, owner, (the "Owner"), **Blink Holdings, Inc. and Subsidiaries**, tenant, **JKT Construction, Inc. d/b/a Corncon**, contractor, **Berkshire Hathaway Life Insurance Company of Nebraska**, mortgagee, and any other person claiming an interest in the real estate, more fully described below, stating as follows:

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1. At all times relevant hereto and continuing to the present, **Owner** owned the following described land in the County of Cook, State of Illinois, to wit:

PARCEL: See Exhibit A.

P.I.N.s: 15-25-200-002-0000

which property is commonly known as 7503 Cermak Road, North Riverside, Illinois 60546.

2. On information and belief, **Blink Holdings, Inc. and Subsidiaries** contracted with **JKT Construction, Inc. d/b/a Corncon** for certain improvements to said premises.

3. That the contract was entered into by **Blink Holdings, Inc. and Subsidiaries**, and the work was performed with the knowledge and consent of the Owner.

4. In the alternative, the Owner authorized **Blink Holdings, Inc. and Subsidiaries** to enter into the contract.

5. In the alternative, the Owner knowingly permitted **Blink Holdings, Inc. and Subsidiaries** to enter into the contract for the improvement.

6. Subsequent thereto, **JKT Construction, Inc. d/b/a Corncon** entered into an agreement with the Claimant to furnish labor and materials related to plumbing work at said premises.

7. The Claimant completed its work under its subcontract on March 4, 2020, which entailed the delivery of said labor and materials.

8. There is due, unpaid and owing to the Claimant, after allowing all credits and payments, the principal sum of **Twenty-Seven Thousand Five Hundred Eighty-Three and 36/100 Dollars (\$27,583.36)** which principal amount bears interest at the statutory rate of ten percent (10%) per annum.

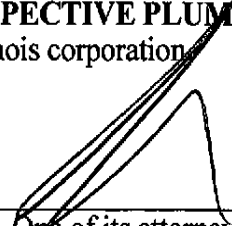
9. Claimant claims a lien on the real estate and against the interest of the **Owners**, and other parties named above, in the real estate (including all land and improvements thereon and any

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leases, leasehold interests, surface, subsurface, and other rights) and on the monies or other consideration due or to become due from the **Owners** under said contract against said contractor, in the amount of **Twenty-Seven Thousand Five Hundred Eighty-Three and 36/100 Dollars (\$27,583.36)** plus interest.

Dated: May 12, 2020

PROSPECTIVE PLUMBING, CORP.,
an Illinois corporation

By:  _____
One of its attorneys

This notice was prepared by and after recording should be returned to:

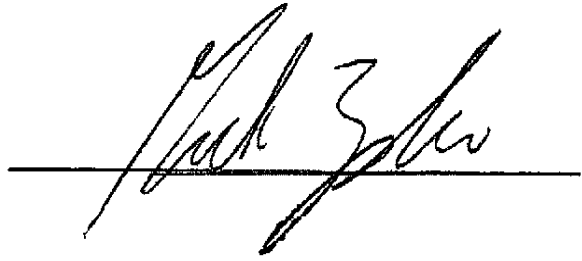
Mark B. Grzymala
GRZYMALA LAW OFFICES, P.C.
10024 Skokie Blvd, Suite 323
Skokie, Illinois 60077
847.920.7286
mark@grzymalalaw.com

Property of Cook County Clerk's Office

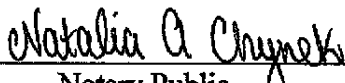
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VERIFICATION

The undersigned, MACIEJ ZALEWSKI, being first duly sworn, on oath deposes and states that he is an authorized representative of **PROSPECTIVE PLUMBING, CORP.**, that he has read the above and foregoing Subcontractor's Notice and Claim for Mechanics Lien and that the statements therein are true and correct.



SUBSCRIBED AND SWORN to
before me this 12 day
of May 2020.


Notary Public



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EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 15-25-200-002-0000

THAT PART OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

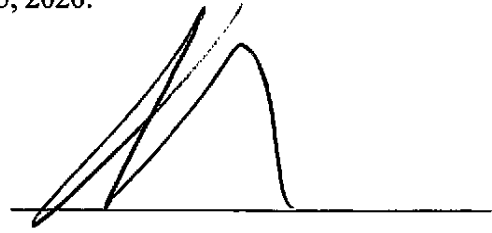
BEGINNING AT A POINT, SAID POINT BEING 50 FEET SOUTH OF AND 476 FEET EAST OF THE NORTHWEST CORNER OF SAID NORTHEAST 1/4; THENCE EAST ALONG A STRAIGHT LINE, 50 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF SAID NORTHEAST 1/4, A DISTANCE 450.00 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE, A DISTANCE OF 210.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE, A DISTANCE OF 50.00 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE, A DISTANCE OF 468.00 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE, A DISTANCE OF 427.38 FEET TO A POINT; THENCE DUE SOUTH ALONG A STRAIGHT LINE, A DISTANCE OF 150 FEET TO A POINT; THENCE DUE WEST ALONG A STRAIGHT LINE, A DISTANCE OF 358.00 FEET TO A POINT; THENCE NORTH 00 DEGREE, 10 MINUTES, 52 SECONDS WEST ALONG A STRAIGHT LINE, A DISTANCE OF 648.00 FEET TO A POINT; THENCE DUE EAST ALONG A STRAIGHT LINE, A DISTANCE OF 60.00 FEET TO A POINT; THENCE NORTH 00 DEGREE, 10 MINUTES, 52 SECONDS WEST ALONG A STRAIGHT LINE, A DISTANCE OF 155.00 FEET TO A POINT; THENCE EAST ALONG A STRAIGHT LINE, A DISTANCE OF 178.00 FEET TO A POINT; THENCE SOUTH 80 DEGREES, 32 MINUTES, 33 SECONDS EAST, ALONG A STRAIGHT LINE, A DISTANCE OF 152.15 FEET TO A POINT; THENCE NORTH 00 DEGREE, 10 MINUTES, 52 SECONDS WEST ALONG A STRAIGHT LINE, A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

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CERTIFICATE OF SERVICE

I, Mark B. Grzymala, certify under penalties as provided by law pursuant to Section 1-109 of the Illinois Code of Civil Procedure that I served a copy of the Subcontractor's Notice and Claim for Mechanics Lien, a copy of which is attached, upon the parties set forth above by enclosing same in a properly addressed and stamped envelope, certified mail, return receipt requested, and causing it to be deposited in the United States mail depository on May 13, 2020.

A handwritten signature in black ink, appearing to read 'Mark B. Grzymala', is written over a horizontal line.

File: 01183

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