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Doc#. 2023113214 Fee: \$55.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/18/2020 02:30 PM Pg: 1 of 3

ILLINOIS MECHANIC'S LIEN CLAIM
(770 ILCS 60/7)

STATE OF ILLINOIS
COUNTY OF COOK

The claimant, **Royal American HVAC, Inc., 1729 N. 25th Avenue, Melrose Park, IL 60160**, hereby files a claim for lien against **Peter Weitz and Jennifer Belz Weitz, 1854 N. Maud Avenue, Chicago, IL 60614 ("Owners")**, **Busey Bank, 100 West University Avenue, Champaign, IL 61820, Lender**, and **ALL UNKNOWN OWNERS AND NONRECORD CLAIMANTS** and states:


That on **October 17, 2019** the owner(s) owned the following described land in the above County, State of Illinois, to wit:

PIN #: 14-32-416-047-0000, see Legal Description attached hereto, all in **Chicago, County of Cook, State of Illinois**

Commonly known as: **1854 N. Maud Avenue, Chicago, IL 60614**

That on **October 17, 2019**, claimant made a contract with said Owner to provide **HVAC, duct work, refrigeration lines, all related materials and labor** for the building or improvement on said land and on **October 4, 2019** completed thereunder delivery of materials and/or furnishing of labor to the value of **\$13,123.00** leaving due, unpaid and owing to client, after allowing all credits, the balance of **\$13,123.00** for which, with interest, claimant claims a lien on said land and improvements.

Royal American HVAC, Inc.

BY: 


ALLAN R. POPPER of Lienguard, Inc.,
Agent for Royal American HVAC, Inc.
1729 N. 25th Avenue
Melrose Park, IL 60160


File No.: 115235-20-1

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STATE OF ILLINOIS)SS
COUNTY OF DUPAGE)

Affiant, Allan R. Popper, being first duly sworn, on oath deposes and says that he is the agent of **Royal American HVAC, Inc.**, the claimant; that he has read the foregoing notice and claim for lien and knows the contents thereof; and that all statements therein contained are true.

BY: 
ALLAN R. POPPER, of Lienguard, Inc.,
Agent for Royal American HVAC, Inc.
1729 N. 25th Avenue
Melrose Park, IL 60160

Subscribed and sworn to on July 8, 2020

Florence Santarsieri, Notary Public



Prepared by and return
recorded document to:
ALLAN R. POPPER, of Lienguard, Inc.,
Agent, 1000 Jorie Blvd., Suite 270
Oak Brook, IL 60523

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

LOT 49 IN CLARK AND THOMAS' SUBDIVISION OF LOT 4 IN BLOCK 9, IN SHEFFIELD'S ADDITION TO CHICAGO, IN THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 14-32-416-047-0000

Property Address: 1854 N. Maud, Chicago, IL 60614

Property of Cook County Clerk's Office