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MECHANIC'S LIEN:
CLAIM

Doc#: 2027506292 Fee: \$55.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/01/2020 03:29 PM Pg: 1 of 3

STATE OF ILLINOIS }
 }
COUNTY OF Cook }

LAFORCE, INC.

CLAIMANT

-VS-

County of Cook
Geneva Capital Group, Inc.
12757 S. Western Ave., LLC
Three Corners Development, Inc.
MADISON CONSTRUCTION COMPANY

DEFENDANT(S)

The claimant, LAFORCE, INC. of Green Bay, WI, 54307 County of Brown, hereby files a claim for lien against MADISON CONSTRUCTION COMPANY, contractor of 15657 S. 70th Court, Orland Park, IL and County of Cook Chicago, IL 60602 {hereinafter referred to as "current owner(s)"} and Geneva Capital Group, Inc. Wheaton, IL 60187 {hereinafter referred to as "lender(s)"} and 12757 S. Western Ave., LLC (Previous Owner) Orland Park, IL 60462 and Three Corners Development, Inc. (Party In Interest) Orland Park, IL 60462 and any persons claiming an interest in the premises herein and states:

That on or about 05/16/2019, said Previous Owner(s) owned the following described land and that on 01/29/2020 conveyed said described land to Current Owner(s) under Document #2002957034 recorded in the County of Cook, State of Illinois to wit:

Street Address: **Blue Island Medical Clinic 12757 S. Western Avenue Blue Island, IL 60406**

A/K/A: **Lot 3 and the South 38 feet of Lot 2 in the Subdivision of Lots 5 and 6 in Block 4 in Wattle's Addition to Blue Island in the Northwest 1/4 of the Northwest 1/4 of Section 31, Township 37 North, Range 14, East of the Third Principal Meridian in Cook County, Illinois.**

A/K/A: **Tax# 25-31-103-007**

and MADISON CONSTRUCTION COMPANY was the previous owner's contractor for the improvement thereof. That on or about 05/16/2019, said contractor made a subcontract with the claimant, and on information and belief, current owner acknowledged and authorized all improvements to said property, and said subcontract was memorialized on 11/19/2019, to provide hollow metal doors, frames, wood doors and hardware for and

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in said improvement, and that on or about **04/30/2020** the claimant completed thereunder all that was required to be done by said subcontract.

The following amounts are due on said subcontract:

Original Contract Amount	\$8,129.00
Change Orders/Extras	\$35,923.00
Credits	\$.00
Work Not Performed	\$.00
Payments	\$30,000 .00
Total Balance Due	\$14,052.00

leaving due, unpaid and owing to the Claimant after allowing all credits, the sum of **Fourteen Thousand Fifty Two Dollars and 00/100 (\$14,052.00) 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 previous owner(s) and/or current 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 August 3, 2020.

LAFORCE, INC.



Jill M. Pruski Treasurer

Prepared By:
LAFORCE, INC.
P.O. Box 10068
Green Bay, WI 54307

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VERIFICATION

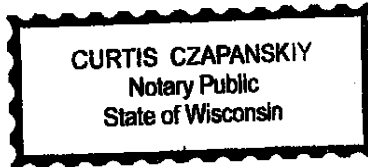
State of WI
County of Brown

The affiant, Jill M. Pruski, being first duly sworn, on oath deposes and says that the affiant is Treasurer 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.

Jill M Pruski
Jill M. Pruski Treasurer

Subscribed and sworn before me this August 3, 2020.

Curtis Czapanski
Notary Public's Signature



My Commission Expires March 27, 2024

Property of Cook County Clerk's Office